

## MALMESBURY TOWN COUNCIL

### MINUTES OF THE PLANNING AND ENVIRONMENTAL ISSUES COMMITTEE MEETING HELD ON 1 JULY 2008 IN THE TOWN HALL, MALMESBURY AT 7 PM

**PRESENT:** Councillor: W G Blake (Chairman), J Bowen, Mrs C C Doody, J E F Poole, M H Snell, M Thomas, C M Vernon, P Rice - Deputy Town Clerk (Minutes)

Members of Public: One      Members of Press: None

**Apologies:-** Councillor: R F Sanderson

**In attendance:** - The Mayor, Cllr A C R Woodcock, Cllr S Killane, Ms C Campbell

**Non-Attendance:** -

#### PUBLIC QUESTION TIME

**1 MINUTES** It was resolved that the minutes of meeting held on 10 June 2008 be signed as a true record.

**Points raised:**

- None

#### **2 PROGRESS ACTION POINTS FROM PREVIOUS MEETINGS**

NB The figures in brackets are the dates when the issue was first raised.

- **(5/08)** At the last meeting a member of the public about to take up residence in the Triangle expressed concern about a disabled parking sign that the authorities wish to erect outside her house. A meeting with the relative authorities took place recently and it was thought that a workable agreement had been reached but it appears that the complainant has had second thoughts and her concerns have been passed on to Mouchels. Acknowledgement has been received and we await developments.
- **(10/07)** Regarding the proposed steps half way up the Abbey Steps, the lady who made the suggestion some time ago is taking great interest in the progress on this project. Cllr Snell has, following the recent MALG meeting, taken the issue on and met Julian Kashdan-Brown after that meeting and will look at the design and pricing in due course. **ACTION CLLR SNELL TO PROGRESS**
- **(4/08)** A resident of Basevi Close had expressed concern about the speed of traffic at the front of this new development made worse by the road now being in parts "blind" making it difficult for residents of the new road to exit it in their vehicles. Highways met with Cllr Thomson recently to look at remedies etc and we are still trying to ascertain progress. **ACTION PHIL RICE**
- **(11/07) THE BURNIVALE WALL COLLAPSE AND PROGRESS ON REBUILD** We have heard that the lawyers of district and county council have met but there is nothing to report as there is still some dispute about the ownership of the relevant wall. We have kept the complainant informed. **ACTION PHIL RICE TO CHASE AGAIN EARLY AUGUST**
- **(4/08)** As covered at a recent meeting, cars still park on the grassed area of the long stay and members think that these should be ticketed and response from the district council suggests that this area will be fenced to prevent illegal

parking and we note that some fencing has this week been put in place.

**ACTION PHIL RICE TO DIARY SEPTEMBER RE IMPLEMENTATION**

- **(5/08)** The Cross Hayes Car Park will be resurfaced in September and a road closure order effective 15 September is in force.
- **(6/08)** Members of this committee have been issued with a note clarifying when design and access statements should be provided with accompanying planning papers.
- Cllr Snell advised members at the last meeting that at times there is significant anti-social activity caused by young motorists using the long stay car park and at times the approach roads as a bit of a race track. Not only is the activity dangerous and illegal, but it appears to take place often late at night sometimes around 1.30 am. It was felt that perhaps CCTV would be a useful addition. It seems that responsibility for controlling this lies, depending on the location of the activity, between the police and the district council and we contacted Cllr Sanderson today by email on his return from holiday to see if he can bring any pressure to bear. **ACTION PHIL RICE TO MONITOR PROGRESS**
- **(6/08)** We understand that there are now no waiting cones along Arches Lane opposite the new health facility. This led at the last meeting to a brief discussion about the parking arrangements at the new facility and we are waiting to hear from the practise manager about road safety issues. **ACTION PHIL RICE**
- On a similar topic we are to write to enquire as to whether St Paul Without are minded to have a bus stop constructed on the health centre site. **ACTION PHIL RICE**
- **(6/08)** Cllr Bowen expressed concern about right of way issues at the pinch point in Holloway and we are still to write to seek improvements. **ACTION PHIL RICE**
- **(6/08)** A local resident had written to NWDC about allotments in the town where there is apparently unfulfilled local demand. NWDC has suggested that this falls within the responsibility of the town council. Meanwhile Cllr Vernon is to present a paper on this to the next Council meeting.

**3. DECLARATIONS OF INTEREST**

Name	Application/item	Type of Interest	Nature of interest	Action
Cllrs Bowen, Poole and Snell	MTC 650	Personal	Both are Warden & Freemen	Took no part in the discussion and did not vote
Cllr Snell	MTC 649	Personal	Related to applicant	Took no part in the discussion and did not vote

#### 4. PLANNING ISSUES

- **APPLICATIONS RECEIVED** The applications on the attached schedule were tabled and comments forwarded to North Wiltshire District Council. **ACTION PHIL RICE**
- The Chairman reiterated the information provided recently to all members on Design and Access Statements.
- Cllr Snell expressed some concern at the way the committee had dealt with application MTC 649 at the last meeting when we had requested a Design and Access Statement despite the advice given at that meeting by Cllr Sanderson in the latter's capacity as a member of NWDC's relevant committee.

- **Unresolved Planning Issues**

	Location	Issue	Action	Current Position
1	Manor House, Oxford Street and The Manse	It is thought that the owner of the property has made some inappropriate alterations to the interior of the building including stairs thought not in keeping with a Grade 2 listed building	Phil Rice in dialogue with NWDC	May 2008 NWDC taking legal action but matters proceeding slowly <b>ACTION PHIL RICE CHASE AGAIN JULY</b>
2	6 Gloucester Street	Erection of suitable sign and internal alterations done without planning permission	March 2008 Phil Rice reported to	May 2008 We are assured planning application will "follow". <b>CHASE AGAIN JULY 2008</b>
3	St John's Cottage, 6 St John's Street	Felt breach of planning regulations here in respect of the roof and the dormer windows	June 2008 Phil Rice reported to	At this stage acknowledged only <b>CHASE AGAIN AUGUST 2008</b>

4	Roundmead, St John's Street	Yard of a boarded up cottage being used as a car park	June 2008 Phil Rice reported to	At this stage acknowled ged only <b>CHASE AGAIN AUGUST 2008</b>
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#### 5. TO CONSIDER CURRENT PARKING ISSUES

- Cllr Snell outlined the outcome of the Parking Group's meeting held on 19 June when a letter from Cllr Reid of NWDC was discussed. He expressed some disappointment however at the late feedback received from the Chamber of Commerce. The findings however will be presented at a meeting with Cllr Reid's group on 16 July. In the meantime the latest feedback is to be provided to all members of this committee. **ACTION PHIL RICE**
- Whilst strictly not a parking issue members raised the issue of vehicles for sale being on the grass outside David Hendry's new premises and Mr Neale's along the by pass and these issues to be put to Enforcement. **ACTION PHIL RICE**
- Again not a parking issue but it was agreed that, following information supplied by Cllr Snell, we would ask for a new sign in St Mary's Lane and a narrow width sign as well. **ACTION PHIL RICE**
- Cllr Snell expressed concern at the large lorries (sometimes with trailers on) parked opposite the ambulance station and wondered if there are any weight and length limitations. We will try to find out. **ACTION PHIL RICE**
- Since the meeting, we have been given plans for the Cross Hayes car park and although there is probably a further phase to it, the proposed layout will be circulated separately. **ACTION PHIL RICE**
- Again since the meeting we understand that speed bumps are to be put in Station Yard along with one CCTV camera.

#### 6. TO CONSIDER CURRENT ENVIRONMENTAL ISSUES

- Cllr Snell will also look into signage in the Triangle, including perhaps on the planters. **ACTION CLLR SNELL**
- Cllr Killane explained that he had been looking at transition towns and he is to send an explanatory email out on this topic. He also briefly covered peak oil and is keen that we meet an official from Stroud who will explain the topic to us. Cassandra Campbell also provided some background information.

#### 7. TO CONSIDER A SUSTAINABILITY SYMPOSIUM/WORKSHOP FOR MALMESBURY

- Cllr Vernon introduced Cassandra Campbell's paper which formed part of this meeting's agenda. There followed a discussion on potential content of the weekend. Initially Cllrs Bowen, Killane and Vernon will, along with Ms Campbell take the project to the next stage. The Chairman, however, did mention that we needed some information on the costs, likely returns etc and this will be provided. **ACTIONS CLLR BOWEN, KILLANE VERNON**

#### 8. CORRESPONDENCE AND EXCHANGE OF INFORMATION

- BT has identified 55 public payphones in the North Wilts area which are felt should be removed. None are in Malmesbury and the office has the relevant letter should anyone wish to examine it.

- We are aware that a section 106 agreement is relevant in respect of the Persimmon new offices and Cllr Vernon provided a number of ideas/initiatives which will be discussed with NWDC. **ACTION PHIL RICE**
- NWDC has passed the plans for the former arts centre. Meanwhile consent for a satellite dish on Abbey News has been refused. Also the applicant has appealed against refusal to grant retrospective planning permission for a shelter at the rear of The Kings Arms Hotel.
- We understand from the recent MALG meeting that St Paul Without has no plans for improving the bus stop in Parliament Row – rather they might prefer it removed.
- Cllr Poole feels that a replacement window in a property in the Silk Mills might be an enforcement issue and will provide relevant information. **ACTION CLLR POOLE**
- Cllr Doody expressed thanks to relevant staff for the painting done on the street furniture in front of the Town Hall.
- The Residents Association is still expressing concern about the type of crossing by the new Health Centre. **ACTION PHIL RICE**
- The minutes of the last Cotswold Conservation Board held on 27 March are available in the office plus the agenda for a further meeting held last week.
- Cllr Killane asked that Fairtrade signs be put on the four Malmesbury signs on the extremities to the town and he will discuss this with Cllrs Bowen and Vernon prior to the next meeting. **ACTION CLLRS BOWEN, KILLANE, VERNON**
- Please see extract from a response from Charles Pescod regarding our concerns on major developments in the town including Burnham House:

*“My apologies for not responding sooner.*

*At the present time I am not aware of any discussions relating to Burnham House. However, I will alert Officers to your concerns relating to parking, although we would also be guided by the views of the County Highway Authority.*

*In relation to XXXXX, depending on the scale of any proposals that were to come forward, we could invoke the major applications protocol, where the Town Council representative could be invited to certain pre meetings to discuss issues in general.*

*However, I would add a note of caution, as I consider that there could be a conflict of interests if the Town Council were seen to be negotiating on design issues and then considering them as part of its statutory consultee role. I would therefore not want to encourage the Town Council to be involved in detailed design issues, other than through the normal consultation channel.”*

- The Chairman mentioned that NWDC will hopefully provide planning training across the district later in the year and both he and Cllr Thomas have expressed interest. If other members would like to attend please contact Phil Rice. **ACTION ALL**

**9. DATE OF NEXT MEETING – TUESDAY 1 JULY 2008 IN THE TOWN HALL.**

**10.** Meeting closed at 9.15 pm.

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**APPLICATIONS FOR MEETING 1 JULY 2008**

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**NUMBERS-NWDC** 08/01241/FUL **MTC** 649/644  
**PROPOSAL** Rear extension  
**LOCATION** 11 John Betjeman Close  
**APPLICANT** Mr & Mrs J Thornbury  
**DECISION** SEEK DEFERMENT UNTIL MEETING 1 JULY  
**DECISION** SUPPORT

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**NUMBERS-NWDC** 08/01143/COU **MTC** 650/647  
**PROPOSAL** Change of use from offices (B1) to one bed maisonette (C3) on first and second floor with associated alteration works  
**LOCATION** Rear of 5 Oxford Street  
**APPLICANT** Warden & Freeman  
**DECISION** SEEK DEFERMENT UNTIL MEETING 1 JULY  
**DECISION** SUPPORT

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**NUMBERS-NWDC** 08/01292/FUL **MTC** 651  
**PROPOSAL** Single storey front and rear extension  
**LOCATION** 107 White Lion Park  
**APPLICANT** P Moloney  
**DECISION** SUPPORT

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**NUMBERS-NWDC** 08/01137/LBC **MTC** 652  
**PROPOSAL** Replacement of all timber single glazed windows with white PVC double glazed windows  
**LOCATION** Flat 2, Inner Silk Mills  
**APPLICANT** Avon Silk Mills Ltd  
**DECISION** OPPOSE. NOT IN KEEPING WITH DEVELOPMENT IN CONSERVATION AREA. WE WOULD ONLY SUPPORT IF WINDOWS CONSTRUCTED IN TRADITIONAL MATERIAL

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**NUMBERS-NWDC** 08/01410/TCA **MTC** 653  
**PROPOSAL** Fell one fruit tree  
**LOCATION** 26 Gastons Road  
**APPLICANT** Not stated  
**DECISION** CHAIRMAN AND ONE OTHER TO DETERMINE

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**NUMBERS-NWDC** 08/01342/OUT **MTC** 654  
**PROPOSAL** Outline application for the erection of six dwellings and six garages following the demolition of the bungalow and widening of access (revision of 07/02412/OUT)  
**LOCATION** Maycroft, Filands  
**APPLICANT** Mrs C Fishlock  
**DECISION** SUPPORT SUBJECT TO DEVELOPMENT ORIENTATED FOR POTENTIAL FOR ENERGY SAVING

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<b>NUMBERS-NWDC</b>	08/01382/FUL	<b>MTC</b>	655
<b>PROPOSAL</b>	Sub division of two two bedroomed dwellings into two single bedroomed dwellings		
<b>LOCATION</b>	2 West Street		
<b>APPLICANT</b>	J Pritchard		
<b>DECISION</b>	SUPPORT		
<b>NUMBERS-NWDC</b>	08/01299/LBC	<b>MTC</b>	656
<b>PROPOSAL</b>	Internal and external alterations in association with conversion of first and second floors to residential		
<b>LOCATION</b>	14a High Street		
<b>APPLICANT</b>	M Chapman		
<b>DECISION</b>	SUPPORT		
<b>NUMBERS-NWDC</b>	08/01459/COU	<b>MTC</b>	657
<b>PROPOSAL</b>	Conversion of offices to two bedroom apartment		
<b>LOCATION</b>	14a High Street		
<b>APPLICANT</b>	M Chapman		
<b>DECISION</b>	SUPPORT		
<b>NUMBERS-NWDC</b>	08/01282/FUL	<b>MTC</b>	658
<b>PROPOSAL</b>	Erection of shed for storage of implements		
<b>LOCATION</b>	Malmesbury Cricket Club		
<b>APPLICANT</b>	Malmesbury Cricket Club		
<b>DECISION</b>	SUPPORT		
<b>NUMBERS-NWDC</b>	08/01438/FUL	<b>MTC</b>	659
<b>PROPOSAL</b>	Rear single storey extension		
<b>LOCATION</b>	14 Ron Golding Close		
<b>APPLICANT</b>	R Whittall		
<b>DECISION</b>	SUPPORT		