

MINUTES

At a meeting of the Town Development Committee held in The Civic Centre, Trowbridge on Tuesday 3rd April 2018

Present: Councillors: Bridges (Park), Fuller (Park), Kirk (Adcroft), Palmen (Central) & Whiffen (Grove)
(Chair).
Public: 0
Officers: Lance Allan

5415 **APOLOGIES**

- a) Apologies were received from Cllrs Bazan, Beaver, Bryant, Cooper and Kemp.
b) **RESOLVED to accept apologies with reasons from the above.**

5416 **MINUTES**

- a) **RESOLVED to approve as a correct record the Minutes of the Town Development Committee meeting held on Tuesday 13th March 2018.**
b) There were no matters to note.

5417 **DECLARATIONS OF INTEREST**

RESOLVED to note Declarations of Interest in respect of matters contained in this agenda, in accordance with the provisions of the Local Government Act 1972 in respect of officers and of the Localism Act 2011 in respect of members.

5418 **CHAIR'S ANNOUNCEMENTS**

None.

5419 **OPEN FORUM**

There were no members of the public.

5420 **PLANNING APPLICATIONS – NEW**

The meeting considered applications received from the Development Management (West) Department of Wiltshire Council and **RESOLVED** as follows:

18/01928/FUL

Site Location: 27 Parsonage Road Hilperton BA14 7UD

Applicant: Mr Stephens

Applicant Address: 27 Parsonage Road HILPERTON BA14 7UD

Proposal: Garage Conversion to a habitable room.

Case Officer: Kate Sullivan

RESOLVED: No objection subject to no significant adverse impact on neighbour amenity.

Initial

18/02099/FUL

Site Location: Land at McDonogh Court Polebarn Road TROWBRIDGE BA14 7ED

Applicant: Highworth Homes Ltd

Applicant Address: FAO Mr S Slattery c/o Oakley Planning & Conservation 16 The Street All Cannings Devizes SN10 3PA

Proposal: Demolition of McDonogh Court (which contains 11 apartments) and the erection of 20 residential units (16 x single bedroom, 3 x two bedroom and 1 x four bedroom); the provision of a new access off Polebarn Road and the closure of the existing access off Ashton Street; works associated with this development

Case Officer: James Taylor

RESOLVED: No objection.

18/02282/FUL

Site Location: 3 Kenwood Close Trowbridge Wiltshire BA14 7DN

Applicant: Mr Hobday

Applicant Address: 3 Kenwood Close Trowbridge Wilts BA14 7DN

Proposal: Extension

Case Officer: Katie Yeoman

RESOLVED: No objection subject to no significant adverse impact on neighbour amenity.

18/02303/FUL

Site Location: 106 Little Langland Newtown Trowbridge Wiltshire BA14 0BB

Applicant: Mr Richard Moore

Applicant Address: 106 Little Langland Newtown Trowbridge Wilts BA14 0BB

Proposal: Single storey extension.

Case Officer: Katie Yeoman

RESOLVED: No objection.

18/02335/FUL

Site Location: 59 Clarendon Avenue Trowbridge Wiltshire BA14 7BW

Applicant: Mr & Mrs Keilloh

Applicant Address: 59, Clarendon Avenue TROWBRIDGE BA14 7BW

Proposal: Remove existing plastic and timber structures across rear of house, remove existing covered store to the side and attached shed. Erect first floor side extension and part single part double storey rear extension. Convert and extend existing loft with a rear dormer.

Case Officer: Steve Vellance

RESOLVED: No objection subject to no significant adverse impact on neighbour amenity.

18/02366/FUL

Site Location: 98 Bradley Road Trowbridge BA14 0RB

Applicant: Mr Jeff Arundell

Applicant Address: Tenby Lodge Sion Hill Bath BA1 2UW

Proposal: Proposed extension with external alterations to an existing building which has consent for Change of Use from a shop into a dwelling.

Case Officer: Katie Yeoman

RESOLVED: Objection. The proposal results in a significant intensification of the site and does not satisfactorily provide for the entry and exit of vehicles in forward gear such that the parking arrangements are unacceptable. The scale, mass and design of the extension is overly dominant and incongruous relative to other properties in the area and will have a significant impact on the residents of neighbouring properties.

Initial

18/02258/FUL

Site Location: 16 Middle Lane Trowbridge Wiltshire BA14 7LG
Applicant: Mr & Mrs Tim and Jenny Geering
Applicant Address: 16, Middle Lane Trowbridge Wilts BA14 7LG
Proposal: Demolition of existing dwelling and erection of replacement dwelling.
Case Officer: David Cox

RESOLVED: No objection subject to no significant adverse impact on neighbour amenity.

18/02431/FUL

Site Location: 32 Paxcroft Way Trowbridge Wiltshire BA14 7DJ
Applicant: Mr Richard Withey
Applicant Address: 32 Paxcroft Way Trowbridge Wiltshire BA14 7DJ
Proposal: Ground and first floor extensions
Case Officer: Steve Vellance

RESOLVED: No objection subject to no significant adverse impact on neighbour amenity.

18/02546/FUL

Site Location: The Handle House Studley Mills Stallard Street Trowbridge BA14 8HN
Applicant: Catch 22
Applicant Address: Rectory Lodge High Street Brastead Kent TN16 1JF
Proposal: New glazed screen to be installed to the southwest side of roof terrace
Case Officer: Steve Vellance

RESOLVED: No objection.

18/02748/LBC

Site Location: The Handle House Studley Mills Stallard Street Trowbridge BA14 8HN
Applicant: Catch 22
Applicant Address: Rectory Lodge High Street Brastead Kent TN16 1JF
Proposal: Proposed to remove some modern partitions and install new lightweight partitions within the existing spaces to form rooms to allow the building to be more efficiently used. The stairwell will be made to conform to fire ratings. Existing perforations within the brickwork will be exposed internally and new windows installed to match the existing to provide natural light and ventilation to otherwise enclosed spaces. New glazed screen to be installed to the southwest side of roof terrace
Case Officer: Steve Vellance

RESOLVED: No objection.

18/02672/FUL

Site Location: 108 Wyke Road Hilperton BA14 7NR
Applicant: Mrs Simone Rouse
Applicant Address: 108 Wyke Road Hilperton BA14 7NR
Proposal: Proposed First Floor Extension & Single Storey Rear Extension & Proposed Replacement Detached Garage
Case Officer: Verity Giles-Franklin

RESOLVED: No objection subject to no significant adverse impact on neighbour amenity.

Initial

18/01375/FUL

Site Location: The Handle House Studley Mills Stallard Street Trowbridge BA14 8HN

Applicant: Catch 22

Applicant Address: Rectory Lodge High Street Brasted Kent TN16 1JF

Proposal: Change of Use from B1 - business (offices) to D1 - education premises.

Case Officer: Steve Vellance

RESOLVED: No objection.

18/02027/FUL

Site Location: 5 Chepston Place Trowbridge Wiltshire BA14 9TA

Applicant: Mr James Prior-Mangum

Applicant Address: 5 Chepston Place Trowbridge Wilts BA14 9TA

Proposal: Single storey extension

Case Officer: David Cox

RESOLVED: No objection subject to no significant adverse impact on neighbour amenity.

18/02500/FUL

Site Location: 45 Stallard Street Trowbridge Wilts BA14 9AA

Applicant: Mr Shibu Joseph

Applicant Address: 10 Cavell Court Trowbridge BA14 0HH United Kingdom

Proposal: Proposed replacement of existing single glazed large plate glass windows to be replaced with double glazed Aluminium windows and re positioning of entrance door.

Case Officer: Steve Vellance

RESOLVED: No objection.

18/02679/FUL

Site Location: Town Bridge Garage Wicker Hill Trowbridge Wiltshire BA14 8LA

Applicant: URA Ventures Ltd

Applicant Address: Terrick Row Terrick Aylesbury HP17 0TG United Kingdom

Proposal: Change of Use of buildings from former car showroom/garage (Sui Generis Use) to a depot for the storage, sales and fixing of motor parts/MOT Centre (Use Class B2). Demolition of concrete portico to forecourt of building and former single storey sales office. Replacement of roof on part of rear building.

Case Officer: James Taylor

RESOLVED: Welcome these proposals which significantly improve this run-down property and return it to an appropriate employment use.

18/02720/FUL

Site Location: Shaftesbury Court Manor Close Trowbridge Wiltshire BA14 9HN

Applicant: Sanctuary Care

Applicant Address: Worcester

Proposal: Internal Alterations & Refurbishment to Supported Living Scheme, External Alterations and Extensions to Accommodate Laundry, Plant Room, Buggy Stores & Entrance Lobby, Change of External Finishes & Change of Use to One of the Supported Living Units on the Site to Office & Admin Use.

Case Officer: James Taylor

RESOLVED: No objection.

Initial

18/02727/VAR

Site Location: Land at Cock Hill Farm Cockhill Trowbridge BA14 9BQ

Applicant: Mr Bernhard Kimmlinger

Applicant Address: Greencells Group c/o Agent

Proposal: Variation of application 14/05596/FUL in order to modify the size of the proposed substations and location and height of CCTV cameras

Case Officer: Steven Sims

RESOLVED: No objection subject to no significant adverse impact on neighbour amenity.

5421 PLANNING APPLICATIONS – DEFERRED

None.

5422 PLANNING APPLICATIONS – REVISED

None.

5423 PLANNING APPLICATIONS - WILTSHIRE COUNCIL DECISIONS

RESOLVED to note the significant decisions of Wiltshire Council: None.

5424 PLANNING APPLICATIONS - APPEALS

None

5425 ENFORCEMENT & HIGHWAYS MATTERS

RESOLVED as follows:

a) ENFORCEMENT

17/01236/ENF Town Bridge Garage – see recent application above.

18/00103/ENF Land Adjacent The Black Swan, Adcroft Street, Trowbridge BA14 8PF.
Discussions between owner and enforcement ongoing.

b) MY WILTSHIRE HIGHWAYS AND STREET SCENE APP

930555 **Castle Street** - Kerb stones outside Coventry Building Society.

Work undertaken was unsatisfactory, instructed again.

1241262 **Newtown** - recycling bins are left on pavements blocking walkway and;

1329134 **Silverthorne Passage** - waste bins – bins appear to have been moved.

W H Smith asphalt added but, has sunk (Cllr Bridges) - Town Council will repair.

Wicker Hill – Pitch path weeds. (Cllr Bridges). Town Council is repeating.

Green Lane Bus shelters – panels need replacing – TTC are repairing.

c) COMMUNITY AREA TRANSPORT GROUP ISSUES

5300 **Ashton St** to the Halve along County Way new footway and cycleway - Being progressed subject to funding.

5303/4 **Longfield Roundabout** Footways - To be considered as part of major review

5589 **The Halve** request for traffic calming - Supported by CATG with TTC contribution.

5677 **British Row pedestrian crossing** - Improvements to safety barrier being progressed.

5835 **Wingfield Road** - speed limit of 40 mph reduce to 30 mph - Supported by CATG with TTC contribution.

5836 **Manor Road** – Request for traffic calming, bus shelter and signage - Bus shelter supported by CATG with TTC contribution. 20mph zone extension being considered by CATG

5837 **Riverway** dropped kerbs - Supported by CATG with TTC contribution.

5838 **Brook Rd.** Cllr Bazan requested 20mph traffic calming outside Walwayne Court School. Proposed to be implemented following TAOSJ report.

Initial

Green Lane/Paxcroft Way dropped kerbs - Supported by CATG with TTC contribution.

Drynam ward 20mph (excluding Holbrook Lane) – Supported by CATG with TTC contribution.

Polebarn Rd – footway resurfacing - To be added to CATG list.

6090 Keats Close – request for dropped kerb for disabled access to #4 (Cllr Kirk).

6117 Leap Gate – traffic noise and pollution

6185 Devizes Rd – traffic turning right into Trowbridge Rugby Club, to be considered as part of our development of 3G pitch at Doric Park.

6187 Manor Rd – request for pedestrian crossing.

d) OTHER

i. **Cemetery Lodge** Update received 9th January with two month progress aim.

ii. **St George's Works and White Hart Yard** - request for signage. Budget 2018.

iii. **Bowles Court.** Build-up of waste. Town Council investigating responsibility.

iv. **Church Street Paving** – request to ensure that cast iron paving edges are retained during any works.

v. **Bellefield House** – Bars have been lost on Venetian arched windows – Enforcement to be advised.

vi. **Rosefield House** – Window frames deteriorating, need painting – Enforcement to be advised.

vii. **Silverthorne Passage** – Cables need to be secured.

viii. **Courtfield House** – Reply to Conservation Officer that further action needs to be considered regarding the hole in the roof.

Cllr Bridges left the meeting at 19:50

5426 ROAD CLOSURES

a. The committee considered road closure applications:

Proposed Temporary Closure of: Various Roads, Trowbridge - Armed Forces and Veterans' Parade, Sunday 1st July 2018.

RESOLVED: No objection.

5427 TRAFFIC REGULATION ORDER

The committee considered the following:

Proposed Traffic Regulation Order to introduce *No Waiting At Any Time* on **Coniston Rd and Windermere Rd.** Consultation period ends on 9th April 2018.

RESOLVED: No objection.

5428 CORRESPONDENCE

None.

5429 DATE OF NEXT MEETING

Tuesday 24th April 2018

To be held in the Pitman Room, The Civic Centre, St Stephen's Place, Trowbridge at 19.00.

Meeting ended at 20:00

To all other members of the council for information.

Signature.....

Date.....