

The Civic Centre
St Stephen's Place
TROWBRIDGE
Wiltshire
BA14 8AH

info@trowbridge.gov.uk

28th November 2018

SUMMONS

To members of the Town Development Committee: Councillors; Bazan (Lambrok), Beaver (Lambrok), Bridges (Park), Bryant (Paxcroft), (Vice Chair), Cooper (Adcroft), Fuller (Park), Kemp (Central), Kirk (Adcroft), Palmen (Central), Whiffen (Grove) (Chair).

Dear Councillor,

You are hereby summoned to a meeting of the **Town Development Committee** to be held on **Tuesday 4th December 2018 at 19:00** in: **The Civic Centre, St Stephen's Place, Trowbridge.**

Yours faithfully,



Lance Allan
Town Clerk

Members of the public are welcome to attend meetings of the Council and Committees, unless specifically excluded due to the confidential nature of the business.

Enquiries Tel: 01225 765072 or e-mail: info@trowbridge.gov.uk

AGENDA

1. **APOLOGIES**
 - a) **To receive** apologies from those unable to attend.
 - b) **To consider for approval** those apologies received with reasons for absence.
2. **MINUTES**
 - a) **To approve** as a correct record, the Minutes of the Town Development Committee meeting held on **Tuesday 13th November 2018**
 - b) **To note** any matters arising from the Minutes of the Town Development Committee meeting held on **Tuesday 13th November 2018**
3. **DECLARATIONS OF INTEREST**

To receive 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.
4. **CHAIR'S ANNOUNCEMENTS**

To note any announcements made by the Chair.
5. **OPEN FORUM**
 - a) **To allow questions** from members of the public, these may be answered but not debated.
 - b) **To receive a presentation** from Selwood Housing regarding their proposals for the former Margaret Stancomb School Site.

6. **PLANNING APPLICATIONS - NEW**

a) To consider applications received from the Development Management (West) Department of Wiltshire Council and to make such recommendations and observations as the Committee may decide. As per lists dated **14th November – 4th December 2018**.

7. **PLANNING APPLICATIONS - DEFERRED**

To consider applications deferred from the previous meeting: **None**.

8. **PLANNING APPLICATIONS - REVISED**

To consider any revised plans received from Wiltshire Council:

9. **PLANNING APPLICATIONS - WILTSHIRE COUNCIL DECISIONS**

To note any significant decisions of Wiltshire Council:

18/09057/FUL

Address: 1 Surrey Place

Proposal: Fence

Decision: Refuse. The unauthorised fence is an unsympathetic and incongruous feature by reason of its siting, size, design and material, being incompatible with the settings of the listed buildings, non-designated heritage assets and the character of the Conservation Area. This has resulted in less than substantial harm to these heritage assets, with the level of harm being at the upper end of less than substantial harm, with there being no public benefit to outweigh this harm, contrary to Core Policies 57 and 58 of the Wiltshire Core Strategy and Section 16 of the National Planning Policy Framework.
Original TTC observation: No objection.

18/09181/FUL

Address: 94 Ramsbury Walk

Proposal: Extension, wall and patio roof.

Decision: Approve. The concerns of the Town Council with regard to the proposed wall and patio roof are understood and this aspect of the proposal has to be viewed within the context of the present character of this immediate area. It is considered in light of the existing features of this immediate area, that a high level brick wall would be a visual improvement to the area and that the proposed sloping porch roof's appearance would be partially obscured. The proposed roof covering would be made from a material as typically found within conservatories and which in themselves are often visible from the public domain and are an accepted visual feature; therefore it is considered that whilst the roof covering may be visible and even to a partial extent, that its appearance on balance would be acceptable and not a valid reason for refusal of the application.

Original TTC observation: No objections to the proposed first floor extensions but with regard to the proposed wall adjacent to the highway and the proposed roofing of the patio behind the wall are considered unacceptable. The proposed wall and patio roof would, by reason of size, height, mass and unrelated design, create a visually incongruous and discordant feature that would be harmful to the character and appearance of the area in a visually prominent position, contrary to Core Policy 57 of the Wiltshire Core Strategy, adopted 2015.

10. **PLANNING APPLICATIONS – APPEALS**

To consider the following appeals information received from Wiltshire Council:

11. **LICENSING MATTERS**

Address of premises: The Stallards Inn, Stallard Street, Trowbridge, Wiltshire, BA14 8JN

Application by: Four County Inns LTD

Details of Variations applied for:

- Live & Recorded Music, Indoors and outdoors. Sunday to Thursday 10.00 – 00.00
Friday & Saturday 10.00 to 04.00 Xmas Eve and New Years Eve 10.00 – 04.00
- Anything of a similar description. Sunday 12.00 – 00.00
Monday to Thursday 10.00 – 00.00 Friday & Saturday 10.00 to 04.00
Xmas Eve and New Years Eve 10.00 – 04.00
- Late Night refreshment, Indoors & outdoors. Sunday to Thursday 23.00 – 03.00
Friday & Saturday 23.00 – 04.30 Xmas Eve and New Years Eve 10.00 – 04.00
- Supply of Alcohol, on & off the premises. Sunday to Thursday 10.00 – 02.30
Friday & Saturday 10.00 to 04.00 Xmas Eve and New Years Eve 10.00 – 04.00
- Opening hours: Sunday to Thursday 10.00 – 03.00
Friday & Saturday 10.00 – 04.30

The consultation end date is 17th December 2018.

12. **ENFORCEMENT & OTHER MATTERS**

a. To consider updates on previously advised issues:

18/00654/ENF - That the shared use cycle/footpath linking the Southview Park development by Wain Homes to Drynham Road via the railway bridge had not been completed.

Update: The S38 Inspector has walked the site and can confirm that the works to the shared use path over the railway bridge has been completed.

Matter now **CLOSED**.

b. To consider any new issues raised by councillors or members of the public.

12. **ROAD CLOSURES**

a. To consider road closure applications:

None.

b. To note road closures which have been confirmed and previously circulated:

Temporary Closure of: Middle Lane (Part), Trowbridge (Ref: TTRO 5689)

Notice is hereby given that Wiltshire Council has made an Order to close temporarily to all traffic: Middle Lane (Part), Trowbridge; from its junction with Albert Road for distance of approximately 68 metres in a south westerly direction.

To enable: Wales and West to install a new service.

Alternative route: via Middle Lane (unaffected length) – Victoria Road – Osborne Road - Albert Road and vice versa.

This Order will come into operation on 14 January 2019 and it is anticipated that the closure will be required until 16 January 2019.

13. **WAITING RESTRICTION PROPOSALS**

a. To consider the following proposals made by Wiltshire Council which result from the requests approved by the Town Council since 2011:

Park Street – Change of 1hr bay from Mon-0Sat to Mon-Fri in line with others in that area.

Springfield Park – New Double Yellow Lines between #19 - #25.

The Moldens – New Double Yellow Lines between Frome Road - #12.

Wicker Hill – Removal of Taxi Rank and replacement with short term waiting Mon-Sat.

Eastbourne Gardens – Extension of Double Yellow Lines between #19a and #7.

Hungerford Avenue – Extension of Double Yellow Lines to Richmond Close.

(The original request asked for a longer extension).

Millington Drive – New Single Yellow Lines with 8:30-9:30 and 2:30-3:30 no waiting for whole length.

(Consider if Hungerford Avenue should be same).

Osborne Road – New Double Yellow Lines at junction with Victoria Road.

Ashton Street – New Double Yellow Lines at #80 and #82.

Ashton Street – Extension of Double Yellow Lines between #87 - #101

Bradley Road – Removal of 15min bay opposite Halfords entrance.

Upper Conigre - New Double Yellow Lines for most of length with new Single Yellow Lines 9:00-5:00 for remainder.

Dursley Road – New Double Yellow Lines opposite junction with Rutland Cres.

Drynam Road – New Double Yellow Lines in front of #35a/b/c

b. To consider the following additional proposals made by Wiltshire Council:

St Stephen's Place – Addition of Taxi Rank opposite entrance to Multi-Storey car-park

Wiltshire Drive – Extension of Double Yellow Lines around whole frontage of former District Council Site.

Hornbeam Road – New Double Yellow Lines between Silver Street Lane and #23

Langford Road – New Double Yellow Lines at junction with Hyde Road.

Mill Street – Widening of 1 hour bay.

Adcroft Drive – New Double Yellow Lines for most of length with new Single Yellow Lines 9:00-5:00 for remainder.

c. To consider an update from Wiltshire Council on the following requests which have not been progressed:

Central Area Residents Parking Zone – Being progressed by Wiltshire Council.

College Residents Parking Zone – Being progressed by Wiltshire Council.

Larkdown – No report

Barons Court/Green Lane – Not adopted highway.

Nightingale Road - Residential area - punitive restrictions in these areas are often controversial and when a TRO is advertised, considerable objections can be raised resulting in the proposals being abandoned. Junctions have already been protected.

Studley Rise - Posts have been placed around the grass area so no issue with parking

Parklands – No report

West Ashton Road/Broadcloth Lane junction - No evidence of the issues raised

Westfield Road - Residential area - as above

Wingfield Road #40 - White bar markings now in place

Yeoman Way – No report

14. CORRESPONDENCE

To note receipt of the following correspondence:

a. Matters relating to trees at Trowbridge Lodge Park.

15. DATE OF NEXT MEETING

Tuesday 18th December 2018. Please note that this meeting is ONLY 2 WEEKS AWAY!

To all other members of the council for information.