

# PAULTON PARISH COUNCIL

Minutes of the Planning and Highways Committee meeting held on  
Tuesday 13<sup>th</sup> August 2019 at 7.00pm held in the meeting room, Village Hall, Paulton

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PRESENT: T Bridgeman, G Dix, L Hardman, H Howson (Chair) and H Warren

IN ATTENDANCE: J Swift (Clerk), C Hall, Councillors A Lyons, L Quinn and 9 members of public

## 433. APOLOGIES FOR ABSENCE

Apologies were not received from Councillor Z Escott.

## 434. PUBLIC PARTICIPATION

Councillor L Quinn objected to 19/03475/VAR Former Purnell Factory Development Site and gave her reasons as being too many proposed dwellings, increased traffic and parking problems. As the other end of the estate has not been opened up this has created issues within the site.

Another member of public spoke on behalf of the applicant of 19/03346/FUL Empty Premises, 5 High Street. They have taken all the comments from B&NES and adhered to them, being careful about not overlooking other properties, care has been taken in the material choices, it was commented that this would be a huge improvement to what is already there.

Another member of public spoke about 19/01685/FUL Parcel 3512 Bristol Road. They spoke in favour of the application and read out a statement.

## 435. DECLARATIONS OF INTEREST

Councillor H Howson mentioned that she knows the applicant of application 19/01685/FUL as she is a client of the applicant's beauty business. Councillor Howson also lives in close proximity of the former Purnell Factory Development Site.

## 436. CONFIRMATION OF MINUTES

**Resolved** – that the minutes of the meeting held on 16<sup>th</sup> July 2019 were confirmed as a true record and signed by the Chairman.

## 437. CONSULTATION ON PLANNING APPLICATIONS

(1133) 19/03097/FUL – Radford Hill Cottage, Radford Hill, Radford.

Extension and alterations to the cottage and replacement of outbuilding with home office.

**Support with the following recommendations – an ecological assessment to be completed and external low impact lighting to be used.**

(1134) 19/01685/FUL – Parcel 3512 Bristol Road, Paulton.

Development of café and therapy rooms at mezzanine floor level with associated new access, external seating and car park. **Support with the same comments previously submitted to B&NES on 29<sup>th</sup> May 2019 - The Parish Council supports the application in principle however preferred materials are required. It is requested that a condition is put on the application for the applicant to produce materials for approval and that the unauthorised mezzanine is regularised.**

(1135) 19/03424/FUL – 32 Ludwells Orchard, Paulton.  
Erection of first floor side extension. **Support.**

(1136) 19/03379/OUT – Rocklands, Farrington Road, Paulton.  
Erection of 6 no. dwellings (Outline application with all matters reserved).  
**Object on the following grounds - overdevelopment of the site, 5 areas of traffic conflict, there is a badger set on site with 7 entrances, no capacity in the village school and the entrance which is on the brow of the hill considered a hazard.**

(1137) 19/03475/VAR – Former Purnell Factory Development Site, Oxleaze Way, Paulton.  
Variation of condition 24 (Plans List) of application 15/00293/FUL (Erection of 205 residential dwellings (Use Class C3), areas of public open space, landscaping and associated access and infrastructure. **Object on the following grounds - lack of open space and trees, the original plans for the site showed trees and open spaces within the development but there are none in existence. Extra traffic within estate as only one access via Paper Lane. Increase in incline which may create issues when icy and for pedestrians. Access concern. Lack of parking already so this will add to the problem of limited space. Car parking spaces are grossly inadequate.**

(1138) 19/03346/FUL – Empty premises, 5 High Street, Paulton.  
Conversion/Re-Build of 2 derelict buildings into 9 no. flats.  
**Appreciate an improvement to the area, concerns over lack of car parking. Support change of use however, concerns regarding lack of car parking.**

438. PLANNING APPLICATIONS DETERMINED BY B&NES COUNCIL

The applications determined by B&NES Council were received and noted.

439. OUTSTANDING APPLICATIONS

There were none.

440. HIGHWAYS ISSUES

Comments – lines not to be put outside nos.7 and 8 Barton Well.

441. DATE OF NEXT MEETING

That the next meeting of the Planning and Highways Committee is scheduled to take place on **10<sup>th</sup> September 2019.**

The meeting finished at 7.35pm.

Signed (Chairman): .....Date.....