

## PLANNING COMMITTEE

### Minutes of the meeting held on Monday 7<sup>th</sup> June 2022 at 7.00pm In the Conference Room, Church Piece Charlton Kings

**Present** Cllr Grimshaw (Chair), Cllrs Hall, Holt & Honeywill,

**In attendance** There were no members of the public present

**23/22/23** **Election of Vice Chair Cllr Gosling was elected Vice Chair of the Committee (proposed by Cllr Honeywill & seconded by Cllr Holt)**

**24/22/23** **Review of Planning Committee's Terms of Reference The Committees Terms of reference were formally reviewed**

**25/22/23** **Recording and filming of meetings.** There were no requests to record or film the meeting.

**26/22/23** **Apologies Cllr's Gosling & Palmer**

**27/22/23** **Declarations of interest.** There were none

**28/22/23** **Minutes of the previous meeting.** The minutes of the meeting held on 3<sup>rd</sup> May 2022 were received, accepted and signed as a correct record.

To note that the Planning Committee scheduled for the 30<sup>th</sup> May 2022 did not take place as it was inquorate

#### DETERMINATION OF PLANNING APPLICATIONS

**29/22/23** **22/00401/FUL** 28 Croft Gardens C.K. A new summer house with stove flue, ancillary to the use of the main house **No objection Decisions were unanimous**

**30/22/23** **22/00772/FUL** 10 Ham Close C.K. Garage conversion works, including an external rendered finish, plus alteration to side window  
Garage conversion itself believed to be under permitted development. Proposal to convert the existing double garage to a bedroom, bathroom and utility room. Includes replacing current garage door with new section of external wall infill and 2No. new windows. New windows will match style, proportion and colour of rest of the property's windows.

Permission sought on pre-app advice to include rendered finish to area of external walls as an alteration from existing brick finish.

Proposal to render new section of wall and areas of existing wall forming the projecting 'garage' section of the property.

Rendered finish sought due to unlikely possibility of a high quality finish being achieved by attempting to colour match and blend new brickwork and mortar with existing. Attempt to find heavily textured matching bricks (from circa 1980) unsuccessful.

Half landing side window proposals:

Location: facing onto Ryeworth Road and front of houses beyond, with high hedging on the site boundary significantly restricting views year round.

Proposal to increase the height of the window from 1.2m to 2.1m to allow additional light into the upper and lower hallways with the southerly aspect. New window to match in style and colour to rest of the property. **No objection**

**Decisions were unanimous**

- 31/22/23**     **22/00798/FUL** 81 Ravensgate Road C.K. Extension of existing garage building  
**No objection Decisions were unanimous**
- 32/22/23**     **22/00834/LBC & 22/00834/FUL** 49 Bafford Lane C.K. alterations and extension to existing outbuilding in the grounds of Bafford Cottage **No objection**  
**Decisions were unanimous**
- 33/22/23**     **22/00834/FUL & 22/00834/LBC** 49 Bafford Lane C.K. Alterations and extension to existing outbuilding in the grounds of Bafford Cottage **No objection**  
**Decisions were unanimous**
- 34/22/23**     **22/00841/FUL** 2 Vineyards Close C.K. Rear extension and garage conversion. Loft conversion including new gable **No objection Decisions were unanimous**
- 35/22/23**     **22/00844/FUL** 3 Ashley Close C.K. Demolition of majority of walls to DPC level (retrospective) and the re-construction of an extended and remodelled dwelling as per drawings approved under planning reference 22/00387/FUL **No objection**  
**Decisions were unanimous**
- 36/22/23**     **22/00759/TPO** 1 Barrington Place Cirencester Road C.K. Cedar Tree – Fell to near ground level **Comment:**  
**The Committee regrets the loss of any significant trees in the Parish. However, we note the Tree Officer’s comments on the condition of the tree and so do not object to this application.**  
**The Committee would support the Tree Officer’s advice as to a suitable replacement.**  
**Decisions were unanimous**
- 37/22/23**     **22/00863/FUL** 9 St Judes Walk C.K. Removal of 2 single garage doors and replaced with 1 single garage door opening. Demolition of the existing conservatory with new single storey extension to the existing footprint **No objection**  
**Decisions were unanimous**
- 38/22/23**     **22/00880/FUL** The Homestead Moorend Road C.K. Proposed replacement window and doors, replacement roof tiles for slate and new porch **No objection**  
**Decisions were unanimous**
- 39/22/23**     **22/00874FUL** Glencairn Greenway Lane C.K. Proposed single storey rear extension, proposed dormers to create loft conversion, porch, a detached home office, new front

pier and proposed electric gate (revised scheme following grant of application ref (22/00060/FUL) **No objection Decisions were unanimous**

- 40/22/23**     **22/00860/FUL** Park House 9 Battledown Drive C.K. Construct two storey extension and car port to front and material alterations including windows to all elevations  
**No objection Decisions were unanimous**
- 42/22/23**     **22/00866/FUL** 67 Church Street C.K. Demolition of existing conservatory, erection of single storey rear extension and loft conversion with front and rear dormers and roof lights **Objections:**  
**The Committee objects to the proposed front dormer due to it being out of character with the existing streetscape.**  
**The rear dormer raises concerns with a potential loss of privacy to the residents of 10 Hearne Road, given the proximity to that dwelling. If 10 Hearne Road does not have windows that would be looked down into on the south elevation, then this objection would be satisfied.**  
**The Committee has no objection to the replacement of the conservatory with the proposed single storey rear extension, or to the installation of rooflights.**  
**Decisions were unanimous**
- 42/22/23**     **22/00886/FUL/22/00886/LBC** St Edwards Infants and Junior School 252 London Road C.K. Change of use of the Manor House at St Edward's Prep School from head teachers living accommodation and school administration area to use as a nursery (use class E(f)) with associated internal alterations. External works to include the addition of a children's play area and 4 bay drop off area **No objection Decisions were unanimous**
- 43/22/23**     **22/00886/LBC/22/00886/FUL** St Edwards Infants and Junior School 252 London Road C.K. Change of use of the Manor House at St Edward's Prep School from head teachers living accommodation and school administration area to use as a nursery (use class E(f)) with associated internal alterations. External works to include the addition of a children's play area and 4 bay drop off area **No objection Decisions were unanimous**
- 44/22/23**     **Any Other Business** **The Committee welcomed Cllr Holt**

The meeting concluded at 19.53

Date of next meeting Monday 13<sup>th</sup> June 2022 7.00pm

Chairman