

## PLANNING COMMITTEE

### Minutes of the meeting held on Monday 21<sup>st</sup> November 2022 at 7.00pm In the Stanton Hall, Church Piece Charlton Kings

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

**In attendance** There were 4 members of the public present

**158/22/23** **Recording and filming of meetings.** There were no requests to record or film the meeting.

**159/22/23** **Apologies None**

**160/22/23** **Declarations of interest.** There were none

**161/22/23** **Minutes of the previous meeting.** The minutes of the meeting held on 3<sup>rd</sup> November 2022 were received, accepted, and signed as a correct record.

#### DETERMINATION OF PLANNING APPLICATIONS

**162/22/23** **22/01870/FUL** Cornerstone Ham Lane C.K. Change of use of land to residential curtilage and erection of a shed (part retrospective) **No objection by unanimous decision**

**163/22/23** **22/01537/FUL** Kyle Lodge Greenway Lane C.K. Single storey extension to existing dwelling, erection of new garden room/store/gym, erection of new carport with enclosed bin store. New tennis court. Demolition of existing garage and summer house **No objection**

**The Committee notes the analysis of lighting by the Cotswold Conservation Board and comments from the Tree Officer and accordingly has no objection. by unanimous decision.**

**164//22/23** **22/01987/FUL** Hillview 14 Gladstone Road C.K. Ground floor and first floor extensions and associated internal alterations **No objection by unanimous decision**

**165/22/23** **22/01979/FUL** Nisa 185 Cirencester Road C.K. Erection of 2. No town houses following demolition of existing building (revision to planning application 22/00235/FUL)  
**Objection:**

**Firstly, this application is a great improvement over the previous applications for the site.**

**However, the proposal still represents over-development of this site.**

**It will be overbearing to, and cause loss of light to the side windows of the adjacent properties, to No.1 Croft Road.**

**Four-bedroom dwellings will, likely, generate more than one vehicle. Claims regarding ready availability of on-street parking are carried forward from previous applications for the site and are as clearly incorrect now as they were before. Evening parking on Croft Road, Croft Avenue Gardens is extremely congested. Creating additional demand for such spaces by failing to create suitable off-road parking would be to the detriment of the amenity of surrounding parishioners.**

**A revised scheme of two smaller dwellings with off-road parking for two cars would be far more appropriate for the site and in keeping with the scale and mass of surrounding structures. By unanimous decision**

**166/22/23 22/01824/FUL** 42 Cirencester Road C.K. Demolition of existing conservatory and replace with single storey rear extension, part demolition of existing garage and new fence **No objection by unanimous decision**

**167/22/23 22/01935/FUL** Castle Dream Stud Mill Lane C.K. Material change in use of land for mixed use for the keeping of horses with stables and the stationing of caravans for residential use with associated development (hard standing, utility block, dog run, fencing and gates) (retrospective) **Objection:**

**The Parish Council objected to the previous application (for less development). The development that has taken place has failed to comply with the previous temporary, retrospective consent and is out of keeping for the area. With the large areas of hardened surface and architecturally low-quality structures, it is detrimental to the Cotswolds National Landscape (AONB). By unanimous decision**

**168/22/23 22/02005/FUL** 58 Hartlebury Way C.K. Part single and part two storey rear extension, garage conversion and side extension **Comment:**

**No objection, but the Committee notes and supports the Tree Officer's comments regarding tree protection. By unanimous decision**

**169/22/23 22/02015/FUL** 17 Croft Gardens C.K. Two storey and single storey rear extension **Comment:**

**Given the depth of the two-storey extension, this proposal may be overbearing and cause an unreasonable loss of light to the rear windows of the neighbouring property. However, the positions of such windows are not detailed in the application documents, so the Committee asks that this be checked as part of the assessment of the application. By unanimous decision**

**170/22/23 Any Other Business** the Committee discussed the decision by CBC Planning Committee to refuse Oakhurst Rise. The Committee will review the reasons given once the meeting minutes are produced

The meeting concluded at 19.53

Date of next meeting Monday 5<sup>th</sup> December 2022 7.00pm

Chairman