

PLANNING CONSERVATION & TRANSPORT MEETING
Monday 2nd February 2009
7.00 p.m. at Ockwells

Councillors present:

Cllr P Colmer – Chairman

Cllr B Atfield

Cllr D Tetlow

Cllr B Beasley

Cllr Mrs M Boulton

Cllr Mrs G Chapman

Cllr Mrs L Forrester

7 members of the public

At the start of the meeting the Chairman pointed out the notice regarding fire instruction on the entrance door.

Public Question Time

No questions were raised by members of the public

MINUTES

08.203 Apologies for absence

Cllr Mrs A. Dentith & Cllr M. Dixon;

08.204 Declarations of Interest in items on the agenda

Name	Agenda Item	Type of Interest	Action
Cllr Boulton	3 (a)	Personal	Stayed, did not vote.
Cllr Beasley	3 (e)	Personal	Stayed, did not vote

08.205 Minutes

The minutes of the meeting held on the 12th January 2009 were signed by the Chairman and adopted as a true record.

08.206 Planning applications received.

08/02840/FUL Mr I Plank, 4 Church Lane, Cricklade SN6 6AD. Extension to Dwelling
It was unanimously resolved that Cricklade Town Council **SUPPORTS** this application.

08/02385/FUL Mrs J Saunders, Park View, Calcutt Farm, Cricklade SN6 6JR
Two Storey Extension. During a suspension of standing orders the applicant spoke of the difficulties he had experienced obtaining permission because of the listed building to which he was attached. Following discussion it was unanimously resolved that Cricklade Town Council **SUPPORTS** this application.

08/02827/FUL Dr G Hibbert (Assessment in Care) Windmill Cottages, Common Hill, Cricklade SN6 6RA. Replacement Windows
It was unanimously resolved that Cricklade Town Council **SUPPORTS** this application.

<p>09/00005/TCA Mr C Morley, 81 High Street, Cricklade SN6 6DF. Reduction of Silver Birch Tree. It was unanimously resolved that Cricklade Town Council SUPPORTS this application. Subject to Landscape Officer's approval.</p>
<p>08/01713/S73A. Mr O Tanner, Alternative Drum School, 105 High Street, Cricklade. SN6 6AA Change of Use from Office to Room for Teaching Drums; Band Rehearsal Room and Recording Studio. One letter of objection had been received. It was unanimously resolved that Cricklade Town Council OBJECTS to this application. It was considered that a full Environmental impact survey and acoustic testing of the premises was necessary before approval could be supported.</p>
<p>09/00070/ADV Boots The Chemist, Alliance Pharmacy, 100 High Street, Cricklade, SN6 6AA Display New Fascia Sign & Internally Illuminated Projecting Sign It was unanimously resolved that Cricklade Town Council SUPPORTS this application. Subject to Conservation Officer's agreement as the property is within the Cricklade Conservation area.</p>
<p>09/00102/FUL W Risby Ltd, Horsey Down Common Hill, Cricklade SN6 6EZ. Erection of Nine Dwellings. Four letters of objection had been received. During a suspension of standing orders two members of the public spoke against the application. Concern was expressed regarding the adequacy of the sewage system and drainage of the properties. Following discussion it was unanimously resolved that Cricklade Town Council OBJECTS to this application for the following reasons –</p> <p>Although not clearly identified on the plans Units 1 & 2 are outside of the Local Development Framework. This is contrary to NW Local Plan NE2 & NE3 and would be strongly resisted.</p> <p>The area of the development is at the gateway to Cricklade. It will alter the historic setting and view of the Town when approaching from the west. When approaching the Town from the south and east it will be visible on the skyline and will alter the setting of the Town in relation to the surrounding countryside and landscape. It will encourage further development and the subsequent coalescence of the town and other properties. This is considered to be contrary to NW Local Plan NE15.</p> <p>Although the area is not shown on the Environment Agency maps as in the flood plain, surface water run off down Common Hill can cause localised flooding in heavy rain. The volume of water coming from the hill was proven with the collapse of the chamber north of the Leisure Centre. A measurement of 219 litres per second has been recorded in this area. It is considered that a Flood Risk Assessment should be undertaken. This is considered to be contrary to NW Local Plan NE21 and 22.</p> <p>Thames Water appear not to have been consulted, however it is considered that a detailed Impact Study on the sewerage system should be undertaken to prevent a reoccurrence of the problems experienced in the area. The mains sewage system down Common Hill passes through the gardens and properties of between 16 and 18 residences. 5 or 6 additional properties have connected to this system which is a normal domestic sewage system. It is full to capacity. Another 9 houses should not be permitted to connect without some upgrade work undertaken. This is considered to be contrary to NW Local Plan C3 (viii)</p> <p>The access to the proposed development is by means of a service road to the B4040. This is at the start of the 30mph limit for the Town. The latest information from the Wiltshire Speed Camera Unit for 2008 informed us that for this area -</p> <p>'The Percentage of traffic exceeding the 30 mph limit was 79.12%. 85th percentile is 41.8 mph (This is the speed at or below which 85% of traffic is travelling) Average speed of those exceeding the limit 37.36 mph Average speed of all vehicles 35.1 mph'</p> <p>This demonstrates the traffic problem that exists in this area and is a constant source of complaint from the residents. Any development must include proposals to enhance road safety in the area. There are already numerous entrances and exits for vehicles a further entrance for as many as 18 vehicles (2 per dwelling) would be unacceptable. This is</p>

considered to be contrary to NW Local Plan C3 (vii). The Assistant Town Clerk was instructed to respond accordingly.

08.207 Planning decisions received from North Wiltshire District Council.

8/02586/FUL Mrs R Kular, Meadowpark Nursery School Installation of Louvred Grill on External Wall Granted – CTC Supported
08/02100/FUL/08/02101/LBC Ms T Randall, Calcutt Farm House Add two Dormer Windows to South West (Front) Elevation Granted – CTC Supported
08/02667/LBC Ms T Randall, Calcutt Farm House Dismantling and Re-alignment of Part of a Garden Boundary Wall (Amendment to 08/00130/LBC) Refused - CTC Supported
08/02668/FUL Ms T Randall, Calcutt Farm House Dismantling and Re-alignment of Part of a Garden Boundary Wall (Amendment to 08/00130/LBC) Refused - CTC Supported
08/02726/FUL Mr D J Clifford, The Stables, Dance Court, Conservatory Granted - CTC Supported

08.208 Correspondence received and actions to take.

- a. **Wiltshire Council** – Draft Sustainability Appraisal Scoping Report for consultation & future strategy for small towns. It was **RESOLVED** to delegate this matter to the LDF Working Party to respond on behalf of the Council. The comments received relating to the strategy for small towns were noted.
- b. **Common Hill and Malmesbury Road** – An update on speed camera results in Cricklade had been received. These demonstrated that apart from Common Hill no other areas of the town met the criteria for even temporary speed cameras. It was **RESOLVED** to request further information from the Speed Camera Unit on how and when this is going to be enforced. A reply from WCC Highways regarding the defective road surface was noted.
- c. **Homes 4 Wiltshire** – It was **RESOLVED** to agree to the request that local advertisement of properties in the area would be displayed on the Town notice board.
- d. **Wiltshire Highways** – The Chairman reported on a meeting he had attended with the Assistant Town Clerk regarding the extension of no waiting restrictions in Bath Road with Peter Harris Highways Officer. He reported that the proposals in Bath Road had been reduced and would only now be implemented on one side of the road as had been agreed at a previous meeting. He also proposed to reduce the Portwell restrictions to one side of the road only in view of representations from a resident. Members were unhappy with this change as this was the cause of many disputes regarding access for refuse lorries and would not necessarily resolve matters. It was **RESOLVED** that the Assistant Town Clerk should seek clarification of what was being proposed.
- e. **Environment Agency** – The Assistant Town Clerk reported on a meeting with the Environment Agency regarding the proposed limited dredging and spawning in the River Thames. The restocking is part of the Upper Thames Barbel project which was started in 2005. Barbel indicate high river quality however the species faces many pressures including a lack of suitable spawning grounds and shallow bays to feed and avoid predators. They are native fish to this part of the river. They are proposing to restock at Hatchetts and to deposit ten tons of locally sourced angular flint gravel into the river. This will be dispersed by river flow over a wide area and will provide the spawning grounds that the fish requires to survive. They also intend to undertake some work further along the Thames towards Eysey in the now part of the River Key which forms a backwater to the Thames. They wish to clear the bed, some reeds, and trees to make it more attractive to the young fish. They also

require permission to gain access across this field, which is part common land and part Cricklade Town Council land. This was noted and it was **RESOLVED** to grant access. Additionally we had been approached by the NFU. as several landowners along the Thames are trying to arrange a meeting with Environment Agency about the state of the river between Ashton Keynes and Cricklade. In particular the lack of maintenance, the time it takes for the surrounding land to drain after heavy rain both in winter and in the summer months. They were interested in whether we would be interested in attending such a meeting and if so whether it would be possible to use the CTC offices as a venue. It was **RESOLVED** that this may be a useful meeting as it would give us the opportunity to raise other flooding and drainage matters. Cllr Chapman agreed to be involved. It was also **RESOLVED** that if this venue was to be used we would need to chair any meeting.

- f. **Wiltshire County Council** - Notification of Planning permission in respect of demolition of 3 buildings and erection of one building at Kingshill Recycling Centre had been received. This was noted.
 - g. **Cotswold Water Park** – Important changes to water vole legislation. This was noted.
 - h. **Affordable Housing** – NWDC Housing Manager had requested a further meeting regarding this matter. After discussion it was **RESOLVED** to agree to a meeting but clarify the purpose of the meeting and whether he has some further ideas regarding exceptions sites.
- 08.209 Flooding Update** - Cllr Chapman updated members with progress in this matter. Considerable activity had taken place recently most significantly in the leisure centre, Stones Lane area. Considerable restoration work on the old railway culvert had taken place as well as ditch clearance. She had attended further flooding working party meetings in Chippenham and some activity was taking place on each area of concern. Work on Fairview Fields ditches was imminent but in light of item 08.208 (g) we needed to ensure that this check was undertaken. It was **RESOLVED** the Assistant Town Clerk should follow this up with CWP.
- 08.210 Town Hall Car Park** – The Assistant Town Clerk updated members on progress. Work had commenced on 26th January and was anticipated to last 2 weeks. A revised parking arrangement had been sent to NWDC for approval.
- 08.211 Cricklade Country Way** – A reply had been received from Ken Oliver the Project Manager to the submission we had made to the latest planning application. He had offered to attend a meeting to explain the position regarding the Planning Application to members. It was **RESOLVED** that he would be invited and all members invited to attend.
- 08.212 High Street Car Park.** A reply had been received from the Agent asking a number of further questions about the position and the planning application. It was **RESOLVED** to reply to each individual question and confirm that in our opinion this did not affect the drawing up of the lease with which we wished to proceed. He should also be requested for an estimate of costs to date.

08.213 Report on actions from the last meeting.

- (07.113) Traffic Calming Purton Road. Proposed changes agreed; to go before WCC
- (07.133) members for approval in December. If approved implementation between April and
- (e) June 2009.

- 08.093 Common Hill/Malmesbury Rd. Action completed –state of the road to be referred to Highways as repairs completed inadequate – see agenda item **CLEARED**

- 08.108 Common Hill traffic – Request made for details of latest traffic survey made
- (e) 23/9/08. See agenda item **CLEARED**

- 08.155 High Street Car Park - See agenda item

- 08.176 Affordable Housing – reply to NWDC re Housing Register information. Response for Planning received – Colin Keane Housing Manager has requested further meeting with us. See agenda item
- 08.176 L.D.F. - Await response from G C-D re future strategy for Cricklade. Response received 20/1/08. See agenda item.
- 08.186 (a) Parish Improvement Grants – to ask Bloomers if they are interested in submitting a bid for funding. Bloomers suggested Cricklade Footpath Group. Information passed to them with offer of assistance if they wish to follow up. Footpaths Group have indicated their wish to pursue. Further details received to enable bid to be made.

08.214 Working Party updates.
These were noted.

MEETING CLOSED AT 8.55 PM