

PLANNING CONSERVATION & TRANSPORT MEETING
Monday 16th March 2009
7.00 p.m. at Ockwells

Councillors present:

Cllr P Colmer – Chairman

Cllr B Atfield

Cllr Mrs M. Boulton

Cllr B Beasley

Cllr M. Dixon

Cllr Mrs G Chapman

Cllr Mrs A. Dentith

50 members of the public

At the start of the meeting the Chairman pointed out the notice regarding fire instructions on the entrance door. In view of the numbers of public attending the meeting it was necessary for Health and Safety reasons to request any members of the public not attending for Agenda item 3a to leave the meeting and return when this item had been discussed.

Public Question Time (1)

No questions were raised by members of the public

Public Question Time (2)

Mr Chris Morley Cricklade Action Partnership asked whether the numerous potholes in the High Street had been reported for repair, particularly the one at the roundabout by the clock. Cllr Colmer agreed to photograph and report to Wiltshire Highways.

MINUTES

08.226 Apologies for absence

Cllrs Mrs L. Forrester; Cllrs D. Avenell and. Cllr D Tetlow

08.227 Declarations of Interest in items on the agenda

Name	Agenda Item	Type of Interest	Action
Cllr Dixon	3 (a)	Prejudicial	Stayed, did not vote.

08.228 Planning applications received.

Application No. Applicant details, site and description
<p>09/00243/FUL Sarsen Housing Association. Land Adjacent Fiddle Farmhouse, The Fiddle Construction of 13 Social Housing Units with Parking; Gardens and Access Road.</p> <p>A separate report had been prepared by Council following a pre-meeting on 11th March 2009 setting out their objections to this application. The Chairman explained that he proposed to distribute this document to those attending and suspended standing orders for 7 minutes to allow time to read the document. He would then open the meeting to allow comments from the public on any additional points that they wished to make.</p> <p>The meeting was reconvened and several members of the public raised additional points suggesting -</p> <p>That insufficient emphasis had been placed on the flooding and sewage problems in the area, in particular the fact that Thames Water have employed heavy pumping equipment to</p>

clear blocked drains on a regular and increasing basis.
 The submission should stress that the number of houses proposed increases the households in The Fiddle from 24 by 13 an increase of more than 50%. The additional traffic generated will be significant.
 The design statement contained a number of inaccuracies relating to the design of houses in The Fiddle as those proposed were not similar in size or type to existing properties. Also the proximity to the electricity sub station had been under estimated putting it below planning recommendations.
 Following discussion it was **RESOLVED** unanimously that Cricklade Town Council would **OBJECT** to the application based on the paper presented at the meeting with the additional points raised that evening. The Assistant Town Clerk was request to trawl the letters on the NWDC site to ensure all points had been covered. The Chairman explained the procedures that would be adopted with this application and advised objectors to write to Jane Scott Leader of Wiltshire County Council who would become the responsible authority after 1st April 2009 and to contact their County Councillor Helen Dixon. A copy of CTC objections would be sent to her.

At this point in the meeting standing orders were again suspended to allow members of the public to leave and those excluded were readmitted. The meeting was reconvened and the outcome of the previous agenda item explained. An opportunity was also extended to hear any questions from the public as the period of Public Question time had been truncated.

Application No. Applicant details, site and description
<p>09/00232/TCA Mr S Aiken, Brook House, 72 High Street, Cricklade Tree Surgery to 3 Cherries, 1 Damson, 1 Poplar & 14 Willow Trees Cricklade Town Council SUPPORTS this application subject to approval of Landscape Officer</p>
<p>09/00270/FUL Mr D Drury, 20 Stockham Close, Conversion of Garage (& Widening Driveway) Cricklade Town Council SUPPORTS this application</p>
<p>09/00282/REM Mr L Robinson, Land Adjacent 23 Common Hill, Reserved Matters on Outline Permission 07/01101/OUT for Erection of One Dwelling and Access</p> <p>During a suspension of standing orders two members of the public spoke against the scheme. Following discussion it was RESOLVED by 5 votes to 2 to OBJECT to this application relating to reserved matters, on the following grounds relating to design, external appearance and landscaping.</p> <p>It was noted that a previous application In 2007 for outline permission for one dwelling and a separate garage (07/01101/OUT) was supported and subsequently approved by NWDC with a number of conditions. Bearing in mind the considerable concerns that have been raised previously about this site there is a lack of information on how many of these will be met. The proposed design whilst similar in appearance to the outline application has some design aspects where it is considered out of character with adjacent properties in Common Hill which will result in a loss of amenity to neighbouring properties. The proposed scale of the property will dwarf neighbouring properties particularly the adjacent cottage. Contrary to NWDC Local Plan 2011 C3 (i).</p> <p>Furthermore the proposed building appears to have been moved backwards towards the edge of the Development Framework Boundary consequentially an assurance should be sought that it does not extend across that boundary. This affects the building line, and impacts on the drainage and sewage disposal of the area, the unnecessary removal of top</p>

soil in the area to level the ground and impact on surface water disposal. Previous advice from NWDC drainage officer suggested the proposed method of managing surface water was inadequate and it was felt that this would still be relevant NWDC Local Plan 2001 C3 ix. It will also require the alterations to the existing main sewer that runs parallel to the existing ditch and Thames Water have apparently not been consulted about any proposed changes. NWDC Local Plan 2001 C3 ix; NE 21 and NE22

08.229 Planning decisions received from North Wiltshire District Council.

08/02827/FUL Dr G Hibbert, Assessment in Care, Tadpole Cottage, Blunsdon, SN25 2DZ Windmill Cottages, Common Hill. Replacement Windows Granted – CTC Supported
08/02311/COU & 08/02312/LBC Mr J Turner, 108 High Street, Cricklade Subdivision and Change of Use to form 2 No Dwellings Withdrawn – CTC Supported
08/02840/FUL Mr I Plank, 4 Church Lane, Cricklade. Extension to Dwelling Granted – CTC Supported
9/00005/TCA Mr C Morley, 81 High Street, Cricklade, Reduce Crown of Silver Birch Tree Granted – CTC Supported
09/00121/FUL. Mr Jonathan Edmead, 41 Pittsfield, Cricklade. Rear Dormer Extension and Front Dormer. Granted – CTC Supported
09/00127/CLE Mr R Nenshi, S & R Motors, 7 Bridges Garage, Calcutt Certificate of Lawfulness for Use of a Part of a Garage Site for Ancillary Car Sales Withdrawn – CTC no grounds to object

08.230 Minutes

The minutes of the meeting held on the 23rd February 2009 were signed by the Chairman and adopted as a true record.

08.231 Correspondence received and actions to take.

- a. **NWDC – Notification of Planning Appeal; Park View Calcutt** – this was noted.
- b. **Swindon Borough Council** – Swindon Strategic Housing Land Availability Assessment 2008. Consultation period to 20th April 2009. It was **RESOLVED** to pass this matter to the Local Development framework Working Party and to arrange for a meeting to be called to consider a response.
- c. **Highways Agency** – A419 Blunsdon – Calcutt gap closures. The response to our letter of objection was noted. During a suspension of standing orders a number of residents from Water Eaton raised their concerns about the proposals and the fact that no one was listening to them. The Highways Agency had suggested they were insignificant in terms of the proposals yet they felt part of the Cricklade community and in fact their children attended the local school as this was the catchment area. It was **RESOLVED** to write again to the Highways Agency and say we were not satisfied with the response given. A copy should again be sent to local MPs, and neighbouring Parish Councils. The Assistant Town Clerk should also write to Richard Freeth and update him on the position.
- d. **Planning Application 09/00074/FUL** Correspondence had been received relating to this application for Chicken Farm Malmesbury Road Leigh within Leigh Parish asking for Cricklade Town Council to support their objection to the erection of Temporary Agricultural Workers Dwelling; Agricultural Storage Barn; Chicken Rearer Units; Chicken Brooder Unit; Access Track; Turning Area and Associated Works. Following discussion it was **RESOLVED** that although this development is outside of Cricklade it will impact on the residents of Cricklade in relation to increased traffic movements and on residents in the Chelworth area. For that reason Cricklade Town Council wishes to **OBJECT** to this application on the following grounds:

The adverse impact on residents adjoining the development particularly at Chelworth Lodge dealing with the smell and resulting risk to water courses from effluent – contrary to NWDC Local Plan C3 iii & ix. That the information relating to volumes of traffic does not fit with the number and extent of the livestock being cited in the business case. There is insufficient information to establish whether it complies with NWDC Local Plan BD7 i – iv. No information has been provided to support whether the essential needs for residential development in the open countryside have been met. NWDC Local Plan 2001 H7 i –ii refers. A copy to be sent to Leigh Parish Council for information.

- 08.232 West of Swindon Study Update** – Following discussion at the last meeting, draft submission had been prepared and it was **AGREED** that these should now be submitted with the inclusion of a paragraph relating to Water supply.
- 08.233 Town Hall Car Park** – The Assistant Town Clerk reported that apart from the installation of the new street light this work was completed. Finance from NWDC had been received including the provision of a new waste bin. Work was in hand to deal with minor boundary changes with the land registry
- 08.234 High Street Car Park** – It was **RESOLVED** to authorise payment of legal fees in accordance with request from Lemon & Co in their letter dated 24th February 2009. It was also agreed that the renewal planning Application should be submitted without delay.
- 08.235 Report on actions from the last meeting.**

- (07.113)
(07.133)
(e) Traffic Calming Purton Road. Proposed changes agreed; to go before WCC members for approval in December. If approved implementation between April and June 2009.
- 08.108 (e) Common Hill Traffic – Request made for details of latest traffic survey made 23/9/08. Ask for more information on enforcement. *Outstanding*
- 08.155 &
08.212 High Street Car Park –. See agenda item re cost.
- 08.208 (e) Environment Agency Contact to give permission to access land. They have advised work to be completed 11-13.3.09. Contacted Richard Rumming 12/2/09 re NFU meeting awaiting call back.
- 08.209 Contact Cotswold Water Park for assistance regarding water voles check in Fairview Fields. Arranged for 13/2/09 with Cllr Robertson. Work to be completed before 1/3/09 otherwise cannot take place until September. Work delayed till post 31/8/09. **CLEARED**
- 08.220 (c) Letter to Implementation committee expressing concerns regarding Planning Changes post 1/4/09 sent 4/3/09 **CLEARED**
- 08.220 (d) Additional meeting arranged for 11th March 2009 and members informed **CLEARED**
- 08.221 West of Swindon Study Update - see agenda item
- 08.222 Arrange for further information on Town Hall Car park to be publicised in the Chronicle. **CLEARED**
- 08.223 Cricklade Country Way – Confirm position in relation to application with Planning Officer and resubmit comments as appropriate. Assistant Town Clerk reported that he had spoken to the Planning Officer that day. The position had not changed and she was waiting for further information from the Project Leader. If there were major changes we would be asked to comment further. At the moment we have not officially commented we have simply copied her into our letter to the Project Leader. It was decided that the matter should be discussed with Cllr Tetlow as he is on the Project Board and agree a way forward possibly by reference to full Town Council.

- 08.219 Glen Pac – confirm arrangements regarding this application for call in. Confirmed it will be dealt with under existing procedures. To be considered at Development Control meeting on 18th March 2009. CLEARED
- 08.224 Pear Tree Farm Planning Appeal – A draft written submission had been prepared in relation to this application. This was agreed.

08.236 Working Party updates.

These were noted. It was requested that a Flooding Water Party meeting be arranged.

The meeting closed at 8.51pm