

DRAFT Minutes of the Urchfont Parish Council (UPC) Planning Meeting held on Wednesday 8th May 2019 in the Village Hall.

Present: Councillors: Day (GD – Chairman), Mitchell (NM – Vice Chairman), Hill (TH – Lead of Planning), Creasey (GC), Cowen (LC), Cottle (SC), Kemp (MK), Stevens (DS), and Botham (MB)

Clerk to the Council: Lunn (BL)

Councillor for Urchfont & The Cannings: Whitehead (PW)

Members of the Public (for all or part of the meeting): Mr & Mrs Taylor, Mrs B Potter, Mr M Smith, Mr P Cook, Mrs C Cannon, Ms N Hammond, Mrs E Bancroft, Mrs J Leggate

1. Apologies – Cllrs Cottell (PC) and Kinnaird (LK)

2. Declarations of Interest – TH registered a non-pecuniary interest in Item 5a (neighbouring property), Item 5b (neighbouring property) and Item 5e (tennis Club Committee Member).

3. Minutes of a meeting held on 10th April 2019.

Proposal	Proposer	Seconder	Resolution
To approve the minutes unchanged as a true and accurate record of the meeting.	LC	GC	All agreed, two abstentions due to absence

4. Matters arising from Minutes of 10th April 2019 – Nothing reported.

5. Plans for discussion

5a. 19/03627/TCA – Weeping Ash Tree at Hanover House, Urchfont, SN10 4QH – remove dead wood and rebalance by reducing height of left side by 15% - **for Mr P Cook**

- No letters of representation received or on WC website.
- Site visit made by five councillors on 8th May 2019 by 5 councillors

Council meeting closed for public participation

Mr Cook explained that the tree is over 100 years old, is not in fine condition and is now very out of balance towards a neighbour's property. It is a potential hazard which could result in damage to that neighbour's property in the event of the tree or part of tree falling.

Council meeting re-opened

TH agreed with the assessment made by Mr Cook, LC stated that it makes perfect sense to carry out the proposed works.

Proposal	Proposer	Seconder	Resolution
To propose NO OBJECTION	TH	MK	Unanimously AGREED

5b. 19/03499/TCA – Fell Qty 2 Eucalyptus Trees and reduce height of Ash tree and Conifer Hedge at The Grange, Urchfont, SN10 4QL for Mr D Snowden

- No letters of representation received or on WC website.
- Site visit made by five councillors on 8th May 2019 by 5 councillors

MB commented that the proposed works make perfect sense, LC expressed the view that the conifer hedge is now more like a forest and TH commented that the eucalyptus trees are non-native and tend to shed branches unexpectedly.

Proposal	Proposer	Seconder	Resolution
To propose NO OBJECTION	TH	MB	Unanimously AGREED

5c. 19/02982/FUL – Off street parking bay (retrospective) at Baish Cottage, Urchfont, SN10 4SD for Mr M Taylor

- 12 letters of SUPORT and a SUPPORT petition containing 78 names are on the WC website
- Site visit made by five councillors on 8th May 2019 by 5 councillors

TH confirmed the above and stated that the UWLNP requires off street parking for new developments, he could not see any reason why this principle should apply to existing properties where land is available and it is a safer option than parking on narrow streets.

Council meeting closed for public participation

Mrs Taylor explained that they had to previously park in Friars Lane away from their property, a narrow road which is already seeing increased traffic even before the new developments at Uphill and on land opposite the Baish junction. Their previous application had been supported by UPC, but rejected by WC. A recent letter from WC Enforcement states that approval for this new application will not be granted, why? (Note: Copy of letter handed to UPC at the meeting.)

Mrs Hammond fully supported this application, the parking space is on Mr & Mrs Taylor's property and should be afforded the same treatment as similar applications made and approved in the Village.

Mr Smith expressed concern that the applicants had already received a letter from WC Enforcement stating that permission will not be granted, surely something can be done to ensure that the application gets a fair hearing.

Mrs Cannon expressed concern that this application had not appeared on any of the weekly lists of new and approved that she receives from WC Planning and even took time to appear on the website, TH and PW could not understand this because it had appeared on the lists that they had received.

Council meeting re-opened

NM commented that the 2011 application was supported by UPC but refused by WC because of negative visual impact. Mr & Mrs Taylor have now facilitated a parking space tucked right into the overhanging bank with no obstruction or visual impact on other road users or neighbours. She believed that it would be totally illogical for this application not to be approved by WC. MK asked PW to explain why the letter had been received from WC suggesting that this application will again be rejected. PW stated that the letter was from an enforcement officer who has no influence on the eventual planning decision and was only expressing an opinion based on the earlier rejection. PW had every expectation that this application will be approved, if not he will call it in. GD expressed the view that he viewed the site and could see no problem with the parking space, LC agreed.

Proposal	Proposer	Seconder	Resolution
To propose SUPPORT and noting that this application fully meets the requirements of the Urchfont, Wedhampton and Lydeaway Neighbourhood Plan to provide off street parking, it will also facilitate off street parking on the property owners land in a very restricted highway scenario.	NM	SC	Unanimously AGREED

5d. 19/04253/TCA – 6 x cypress trees reduce to 2m, cypress tree fell, cypress tree reduce by 50%, Beech tree raise crown to 2m at Wheelwrights, High Street, Urchfont, SN10 4QL for Mrs Morris

- No letters of representation received or on WC website.
- Site visit made by five councillors on 8th May 2019 by 5 councillors

TH confirmed that councillors had been shown around by Mrs Morris, MK commented that the proposed works make perfect sense.

Proposal	Proposer	Seconder	Resolution
To propose NO OBJECTION	TH	LC	Unanimously AGREED

5e. 19/03481/FUL – Replacement of existing timber framed club house with new larger timber framed club house including WC's, fence line to be adjusted for Urchfont Tennis Club SN10 4RB

- No letters of representation received or on WC website.
- No coordinated site visit was made as this proposal was approved in principle by UPC at their meeting on 13th March 2019

TH explained the above, SC commented that this proposal makes sense as the existing club house is inadequate for current / future use and is in poor condition.

Proposal	Proposer	Seconder	Resolution
To propose SUPPORT	SC	DS	Unanimously AGREED

6. Decisions received from Wiltshire Council since 4th April 2019

6a. 19/0320/TCA – Works to two Ash trees on Pond Green, Urchfont, SN10 4BA – NO OBJECTION
(Note: TH thanked BL for submitting and encouraging early approval of this application which significantly benefitted the Scarecrow Festival erection of marquees.)

6b. 19/02010/TCA – Fell conifer at 26 Greengate Road, Wedhampton, SN10 3QD – NO OBJECTION

6c. 18/11666/FUL – Siting of 8 Storage Containers (Retrospective) at Farm Buildings, Cemetery Lane, Urchfont, SN10 4RY – APPROVE with conditions
(Note: TH explained that the conditions require that when the containers are no longer required for agricultural equipment storage they must be removed from site)

6d. 19/02294/FUL – Bay and kitchen extension at 14 The Orchard, Urchfont, SN10 4QX – APPROVE with Conditions

6e. 19/03262/TCA – Works to specified trees at 17A The Paddock, Urchfont, SN10 4SH – NO OBJECTION
(Note: TH commented that WC Planning took no notice of UPC recommendations on this application)

7. Matters for Report - Nothing reported

The scheduled date for the next Planning Meeting is **Wednesday 12th June 2019 at 7:00 pm** in Urchfont Village Hall.