

KEYNSHAM TOWN COUNCIL

Minutes of the Planning & Development Committee meeting held on Monday 15th April 2024 at 7.30 pm in MakeSpace, 2 Riverside Terrace, Keynsham BS31 1HF.

PRESENT: Cllrs D Brassington, C Brennan, M Burton, E Cannon, C Davis, C Fricker (Chair) and A Greenfield.

IN ATTENDANCE: Dawn Drury (Town Clerk)

175. APOLOGIES FOR ABSENCE

There were none.

176. DECLARATIONS OF INTEREST

There were none.

177. DISPENSATIONS

There were none.

178. CONFIRMATION OF MINUTES

RESOLVED:

That the Minutes of the Planning & Development Committee meeting held on Monday 25th March 2024 (previously circulated) be confirmed as a true record and signed by the Chairman.

179. PUBLIC PARTICIPATION

There were three members of public present.

180. QUESTIONS ON NOTICE BY MEMBERS

There were none.

181. SITE VISITS

There were none.

With agreement of the committee item 10.2 was brought forward to hear a representation from a member of the public.

182. ENFORCEMENT MATTER – APPLICATION VARIATION – AGENCY VARIATION
– CHARLTON FIELD LANE & REPRESENTATION FROM RESIDENTS GROUP

RESOLVED:

- (i) *That the Planning and Development Committee receive and note the verbal report from the member of the public.*
- (ii) *That the Town Clerk write to B&NES Council Enforcement Department asking that they liaise with their Environmental Monitoring Team, and under their legal duty, inspect land within the district namely Charlton Field Lane former Quarry, which has been reported as or could possibly be contaminated. Requesting also that on receipt of the Clerk's email that a B&NES Council Officer be deployed to the site to inspect for potential land contamination. Should following an inspection the land be confirmed as being contaminated then, as it states on the B&NES website, the local authority will take the necessary action to ensure that the land is cleaned. B&NES also to be instructed to keep the Town Council fully updated on each step that is to be taken and confirming when each stage of investigation is complete.*

183. CONSULTATION ON PLANNING APPLICATIONS

183.1 24/01157/FUL 1 Handel Road

Erection of single storey flat roof rear extension with rooflights.

RESOLVED:

To SUPPORT - There are no planning reasons to object to this application: - Keynsham Town Council consider that the proposal is in accordance with Bath and North East Somerset Council Policies D1 – D6 of Bath and North East Somerset adopted Placemaking Plan 2017 and Local Plan (Core Strategy) Partial Update Jan 2023.

183.2 24/01130/FUL Unregistered Shop Known As One Stop The Chocolate
Factory Via Traversus Keynsham

Erection of new bin store enclosure.

RESOLVED:

To SUPPORT in principle the design and material but Keynsham Town Council have concerns in respect of the implementation and usage of the proposed drainage system for the development.

TREWORKS

183.3 24/01049/TPO 20 Hardington Drive

Sycamore T1 – Crown lift/remove 3 x smaller lower branches growing toward property/roof line.

Noted with comments – Keynsham Town Council will be guided by Bath and North East Somerset Council’s Arboricultural Officer’s decision.

184. PLANNING APPLICATIONS DETERMINED BY B&NES COUNCIL

RESOLVED:

That the planning applications determined by B&NES Council be received and noted.

185. ITEM FOR DECISION

185.1 LOCAL NATURE RECOVERY TOOLKIT (STRATEGY) CONSULTATION

RESOLVED:

That Keynsham Town Council complete the consultation individually.

186. ITEMS FOR INFORMATION

186.1 24/P/0615/AIN BRISTOL AIRPORT

RESOLVED:

To receive and note.

186.2 TEMPORARY CLOSURE OF PUBLIC FOOTPATH BA27/30, MANOR ROAD WOODLAND.

RESOLVED:

To receive and note.

187. LIST OF OUTSTANDING PLANNING APPLICATIONS

RESOLVED:

To receive and note the information.

188. DATE OF NEXT MEETING

RESOLVED:

That the next scheduled meeting of this Committee will be held in **MakeSpace, 2 Riverside Terrace, Keynsham, BS31 1HF** on **Monday 13th May 2024** at **7.00 p.m.**

The meeting finished at 8.20 p.m.

Signed:
(Chairman)

Date:

DRAFT