

South Swindon Parish Council

Minutes of the **Planning Committee** meeting held on 5th December 2023, at 6.30pm
Council Chambers, Parish Council Offices, Gladstone Street SN1 2AN

Present: Cllr P Herring (Chair) Cllr T Silberberg
Cllr S James (Vice Chair) Cllr J Firmin substituting for Cllr M Davies
Cllr G Philpot

Officers: Jake Mee Chief Executive Officer
Carol Clark Administration Assistant

Public: Two

Apologies: Cllr S Ahmed Cllr M Hamid
Cllr M Davies Cllr J Miah
Cllr D Dias

2324 - 249 Declarations of Interest & Applications for Dispensation

None

2324 - 250 Public Representations

The Administration Assistant shared information provided by the S/23/0208, 31-33 County Road, SN1 2EG applicant, S Sharma.

The S/23/1140 – 104 Broad Street, SN1 2DT applicant, Mr H Chowdry attended the meeting to provide the committee with an update regarding changes to the application plans.

2324 - 251 Planning Applications Delegated to Chair & Vice - Chair

The CEO presented a written report containing the delegated responses of the Chair & Vice-Chair, a copy of which appears in the minute book as appendix A.

RESOLVED: To approve the proposed responses to planning applications of the Chair & Vice-Chair.

2324 - 252 Planning Decisions

The CEO presented a written report containing planning decisions received from Swindon Borough Council, a copy of which appears in the minute book as appendix B.

RESOLVED: To note the planning decisions made by Swindon Borough Council.

Planning Applications to be Examined

2324 - 253 EN/21/0225 Unauthorised Development - Fence
61 The Mall, SN1 4JA

RESOLVED: No Comments

2324 - 254 S/HOU/17/2106 Unauthorised Development – Large
83 Upham Road, SN3 1DL Box Rear Dormer Window

RESOLVED: No Comments

2324 - 255 **S/23/1342** Change of use from Betting Shop (sui-
117 Victoria Road, Old Town SN1 generis) to Restaurant-Takeaway
3BH (class E) and proposed flue to rear.

RESOLVED: No objection and to make the following comment:

Is there sufficient rear access for a fire engine should there be a flue fire?

2324 - 256 **S/23/1379** Change of use from Shop (Class E) to
51 Fleet Street, SN1 1RE 1 no. dwelling (Class C3) and single
storey rear extension.

RESOLVED: No objection and to make the following comment:

To support the Environmental Officer's recommendations, particularly in relation to reconfiguring the layout of the property so the fire escape from the inner bedrooms is not via the living rooms or the kitchen which are high risk areas.

2324 - 257 **S/23/1411** Erection of 4no. dwellings and
Car Park Rear, 174 Victoria associated works.
Road, Old Town

RESOLVED: No objection

2324 - 258 **S/23/1200** Change of use of first and second
18 – 20 Commercial Road, floors (Class E(c)) to form 6 no. flats
SN1 5 NS (Class C3) and associated works.

RESOLVED: Objection due to:

There is no outside amenity space as per the Swindon Residential Design Guide.

To make the following comment:

There is an expectation that the flats will not be issued with residential car parking permits as surrounding streets are at residential car parking capacity.

2324 - 259 **S/23/1079** Conversion of existing dwelling (Class
45 Manchester Road, SN1 C3) into 4no. Flats, erection of two
2AG storey and single storey rear
extensions and demolition of garage.

RESOLVED: Objection due to:

- Ground floor has bedrooms with no windows.
- Windows on the floor plan and elevations differ.
- The first floor front flat living space and kitchen is too small

If the planning officers are minded to approve this application, the South Swindon Parish Council planning committee request that this application is to be called in.

2324 - 260	S/23/1314 Former Green Baize Site, Horsham Road, Park South SN3 2LU	Erection of 5no. dwellings and associated works.
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RESOLVED: No objection

2324 - 261 **SBC processes for the sale and recovery of land that the Parish Council Maintain**

The Administration Assistant presented a report regarding land that we maintain on behalf of Swindon Borough Council.

RESOLVED: **Recommendations**

3.1 To note the report and consider a response to Swindon Borough Council regarding the change to the Land Adjacement procedures from 'Ward Council elected members' to 'Ward and Parish Council elected members'.

3.2 To investigate the public land within South Swindon Parish Council that has been sold off to residents.

3.3 To introduce the sale of public land as a regular agenda item on to the planning agenda.

RESOLVED: To approve recommendations 3.1, 3.2 & 3.3.

The Meeting Closed at: 7.27pm

Signed.....

Date.....

Chair of the Council.....