

Montpelier Conservation Group

Minutes of the Annual General Meeting

16 May 2005

1) **Minutes of 18 April 2005 General Meeting**

These were distributed to the meeting. Agreed as an accurate record.

2) **Matters arising**

None.

3) **Letters sent/received by the Group**

BCC = Bristol City Council, MCG = Montpelier Conservation Group

130-132 Cheltenham Road (BAR 130) – 04/02208/X/C – MCG to BCC Statement to Committee regarding Officer's Report. BCC to MCG giving notice of approval, but including a temporary condition – to April 2006.

Land adjacent to railway cutting at end of Fairlawn Road – 03/04549/F/C – MCG to BCC Statement to Committee regarding Officer's Report. BCC to MCG giving notice of approval, subject to the signing of a Legal Agreement.

Land at rear of 38-40 Picton Street – 05/01028/F/C – MCG to BCC with objections. BCC to MCG with acknowledgement, and BCC to MCG with notice of refusal under delegated powers. One of the reasons was that the proposal was insufficiently subservient to Picton Street listed buildings.

Langport Hall Garage, Lower Cheltenham Place – 05/00900/F/C & 05/00904/LC/C – MCG to BCC with objections. BCC to MCG with acknowledgement.

115 Richmond Road – 05/00032/F/C – BCC to MCG with approval under delegated powers.

122 York Road – 05/01304/F/C – MCG to BCC with regard to missing documentation, and BCC to MCG with response.

118-122 York Road – MCG to English Heritage with comments.

54a Picton Street – BCC to MCG with acknowledgement of complaint and notification of action on breaches of planning control and of existing conditions.

138-142 Cheltenham Road (Jesters) – 05/00615/F/C – BCC to MCG with notice of refusal. Reasons given included unacceptable alterations to elevations and insufficient information on the impact of the rear new build.

Dovercourt/Audi Garage – 14 May 2005 – MCG had responded to request for comments after meeting on 7 April and had received feedback from Avril Baker Consultancy.

4) **Planning Applications/Planning Decisions (not detailed above)**

122 York Road – 05/01300/LC/C Demolition of building; and 05/01304/F/C Demolition of existing building and erection of new building containing 4 no. apartments and 2 no. maisonettes, with landscaping and new vehicular access onto Cobourg Road. Treasurer to write welcoming real stone and the attempt to be part of the terrace. But with objections to roof bulk, 'patios' and viewpoints; scheme intensity and layout; road/garage arrangement; lack of light in Flat 2.

12 King Square Avenue, Stokes Croft – 05/00690/F/C – Alteration and renewal of shop front and rear 2-storey annexe to accommodate disabled access lift and server room. No comment required.

113/115 Stokes Croft (Hanover House) – 05/00841/F/C – Replacement shop front. No comment.

111 York Road – 05/00928/LA/C – Internal alteration to ground floor to remove parts of two walls to create a kitchen/diner. No comment required.

The Old Vicarage, St Andrews Road – 05/01140/F/C – Replacement of existing single glazed "Crittall" steel windows with modern "Crittall" double glazed equivalents configured strictly as existing. No comment required.

148 Lower Cheltenham Place – 05/01148/H/C – Rear balcony at roof level. No comment required.

102 York Road – 05/01449/VC/C – Fell 1 no. elder; crown reduction by 1/3, removal of ivy and some crown overhanging road to rear of 1 no. common lime; removal of ivy from 1 no. common lime; removal of ivy and clean crown of deadwood from 1 no common lime, all located along retaining wall fronting Cobourg Road. No comment required.

Knightstone Villas, Upper Cheltenham Place – 05/01405/VP/C – Fell Monterey Cypress to front of building. Letters Secretary to view application and comment if required.

5) **Update on other meetings**

CAP – 19 April 2005 – Land at rear of 38-40 Picton Street and Jesters Comedy Club – the panel objected to the proposals.

CAP – 17 May 2005 – 122 York Road on agenda.

6) **Any Other Business**

KwikFit, Cheltenham Road – Banner signs had sprung up and it was felt these should be the subject of a planning application.

Westmorland House/Carriageworks – A set of plans indicating 5 different options had been received. A comment had been made to Comer Homes that without elevations it was difficult to assess the schemes, and that they were unlikely to hear from the group until an actual planning application was submitted.

7) **Date of Next Meeting (AGM)** – Monday 20 June 2005 – Regular venue.