

# Montpelier Conservation Group

## Minutes of the General Meeting

18 December 2006

1) **Minutes of 27 November General Meeting:** Agreed

2) **Matters arising:** None

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

MCG = Montpelier Conservation Group BCC = Bristol City Council

27 Brook Road – 06/03705/F and 06/03706/LA - BCC to MCG with notification of applications.

Warehouse adjacent to Trelawny House, Surrey Street and including 31-32 Portland Square – 06/00483/F & 06/01106/LA – BCC to MCG – notification of committee date, and notification of withdrawal

Stokes Croft Conservation Area Review - BCC to MCG with notification of public meeting.

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

Westmoreland House, 104-106 Stokes Croft & 4 Ashley Road – 06/04494/C and 06/04499/LA. Part refurbishment and part demolition of existing buildings to provide 200 self contained flats and an arts centre complex with associated basement parking, including alterations to listed carriageways and demolition of listed no. 4 Ashley Road. MCG to write with issues re scale on Ashley Road and height of existing buildings, relationship of proposed building on the Westmoreland House site and neighbouring buildings re design, number of storeys etc. Also to note that the Carriageways should be differentiated from the neighbouring properties at roof level.

Land at 31-45 Lower Ashley Road – 06/04740/P. Outline application for the erection of combined three/four storey building accommodating 24 flats with basement car/cycle parking accessed off Conduit Road and 420 square metres of office floorspace (Use Class B1) with ground floor cycle parking accessed off Gordon Road. No comment required.

51 Upper Cheltenham Place – 06/04312/H – Construction of side (east) dormer roof extension. No comment required.

2 Old Ashley Hill – 06/03977/F – Demolition of existing building and construction of 2 no. two-bed single dwellinghouses. MCG to write to welcome improvements to the Old Ashley Hill side, but with reservations about the line of build on the Ashley Hill side, the proximity to the road and the impact on the conservation area and the residential amenity, with preference for one house.

Lakota Club, Upper York Street and Former Coroners Court, Backfields – 06/05017/LC, 06/05019/LA and 06/05020/F. Refurbishment and conversion of the former Coroner's court to residential use (22 units) including demolition of later additions and external alterations. Demolition of adjoining Lakota Club buildings and replacement with a mixed use development including basement car park, residential apartments (36 units), 311m<sup>2</sup> business space for A2, B1, D1a/D1b uses, café/bar/restaurant (Use Class A3) and community space (Use Class D2). MCG to comment – principally on the use of veluxes on the listed Coroners Court.

### 5) **Update on other meetings**

Stokes Croft Conservation Area review meeting on 7 December – MCG attended. Presentation by BCC.

CAP – 19 December – MCG to attend re Carriageways and Westmoreland House.

6) **Any Other Business:** None

7) **Date of Next Meeting – 15 January 2007**