

Montpelier Conservation Group

Minutes of the General Meeting

16 April 2012

1) Minutes of the 19 March General Meeting

The minutes were circulated and were accepted.

2) Matters arising

None

3) Letters sent or received by the Group

MCG = Montpelier Conservation Group, BCC = Bristol City Council

BCC to MCG – 19.03.2012 – Site Allocations and Development Management – consultation ends 18 May 2012. <http://www.bristol.gov.uk/siteallocations>

69 Ashley Road – 12/00817/F – BCC to MCG – 19.03.2012: letter of notification.

12 City Road, St Pauls – 12/00153/F – BCC to MCG – 20.03.2012: notification of refusal.

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

Warehouse Adjacent To Trelawney House, Surrey Street And Including 31-32, Portland Square, St Pauls – 12/01064/R – 04.04.2012. Extension of time for planning permission 06/00483/F – Conversion and restoration of 31 and 32 Portland Square to form 10 no. flats, demolition of existing warehouse and redevelopment of 29 and 30 Portland Square and 1 Cave Street to provide a further 49 no. units, erection of 1 no. retail shop, provision of 24 car parking spaces and associated landscaping. (Major application). No comment.

Montpelier Terrace, Lower Cheltenham Place – 10/02296/LA – 04.04.2012. Re-route boiler flue outlet from front wall location of number 94 & 96, up through the structure of the building internally, exiting through the mansard roof tiles. Install new boilers into the bathroom cupboard and terminate flue in numbers 90a, 98, 100, 104, 108, 110, 114, 118 and 124. Remove concrete hearth and stud wall in lounge, (false wall to house boiler) make good to match existing. (PICC). Remove vent boxing in lounge and make good to match existing (PICD). No comment.

Land To The R/O 53 Cobourg Road – 12/01240/COND – 25.03.2012. Discharge of conditions 2, 3 & 4 for planning permission 11/03700/F – Construction of 3-storey building to provide 3 dwelling houses. No comment.

17-19 Richmond Road – 12/01191/VC – 25.03.2012. T1 – Alder – Prune back from neighbouring property by 2m and Crown Lift to 3-4m and Sever Ivy. No comment.

98 York Road – 12/01163/VD – 25.03.2012. 1 x Rowan: Dead tree 5 DAY NOTICE. No comment.

Unitarian Meeting, Surrey Lodge, Brunswick Square – 12/01184/LA – 25.03.2012. Re-arrangement of extractor fans in ground floor w.c's and addition of terne coated stainless steel capping to existing parapets. No comment.

Ashley Green, 2 Old Ashley Hill – 12/01376/LC – 08.04.2012. Proposed section of breeze-block garage to be removed to lintel level. Build a fence above lintel height to re-create the mass of the building. No comment.

10 Surrey Street, St Pauls – 12/01507/F – 08.04.2012. Replacement of existing flat roof with a mansard roof and creation of self-contained flat in roof space. Letter to draw attention to the previous reasons for refusal (2010).

The Full Moon Backpacker Hotel And Attic Bar, North Street, Stokes Croft – 12/01384/R and 12/01385/RL – 08.04.2012. Application for a new planning permission to replace an extant of Planning Permission 08/03820/F – Demolition of attic bar and nightclub and erection of two storey building with further accommodation within the roof to provide extended hotel accommodation with 15 serviced one-bedroom apartments with associated refuse and cycle storage. (Major application). Letter requesting that the same conditions as previously required should apply.

Montpelier Health Centre, Bath Buildings – 12/01591/F and 12/01592/LC – 08.04.2012. Demolition of weighbridge building and construction of new healthcare building with retail pharmacy. No comment.

94 -96 Lower Cheltenham Place – 12/01001/LA – 08.04.2012. Removal of condemned back boilers and replacement with new, wall-hung boilers mounted on rear elevation at lower ground floor level with flues passing out through the rear wall horizontally, directly from boiler. No comment.

68 York Road – 12/00957/LA – 15.04.12. Add a photovoltaic solar array to the roof of the property. No comment.

2-8 Cave Street and 27-28 Portland Square, St Pauls – 12/01653/RL and 12/01654/R – 15.04.2012. Application for a new planning permission to replace an extant planning permission, in order to extend the time limit for implementation of 07/05457/LA – External demolitions and erection of single storey extension. Internal alterations to facilitate change of use from Light Industrial & Offices (B2 & B1) to Training Centre and ancillary accommodation (Use Class D1) and 3no. residential units – (Use Class C3). No comment.

5) Update on other meetings

CAP – 20.03.2012. *Public Conveniences, Cheltenham Road/North Road (12/0000260/F) and Corner of Stokes Croft & City Road Adj. 54 Stokes Croft (12/00536/FB).*

St Pauls Planning Group – 11.04.2012: Central Area Action Plan. Letter re lack of reference to conservation area and against option of relaxation of planning rules.

CAP – 17.04.2012. Central Area Action Plan to be discussed.

Ashley Neighbourhood Forum – 18.04.2012.

Carriageworks – 19.04.2012 (apologies sent for non-attendance).

6) AOB

Items under discussion: the appropriateness or not of what appears to be a sea buckthorn planted on the pedestrianised area; the predominance of litter and lack of street cleaning; the effects of temporary street closures for after-school play.

7) Date of next meeting

General Meeting 21 May 2012.