

# Montpelier Conservation Group

## Minutes of the General Meeting

18 January 2017

### 1) Minutes of the 14 December General Meeting

The minutes had been circulated by email and were accepted.

### 2) Matters arising

None

### 3) Letters sent or received by the Group

MCG = Montpelier Conservation Group, BCC = Bristol City Council

*7 Ashley Road* – 16/04258/PREM – TLT Solicitors to MCG – 16.12.2016. Letter with Applicant's submission to Licensing Committee.

*Rear of 28-36 Picton Street* – 16/06119/PREAPP – MCG to Bristol Civic Society – 18.12.2016. Letter commenting on proposal. The MCG comments were used as the basis of the consultation response by the Civic Society.

*52 Picton Street* – 16/06097/Z – MCG to Planning Inspectorate – 19.12.2016. Submission supporting BCC Enforcement Notice and attaching previous MCG letter of objection to retrospective planning application.

*33 Ashley Hill* – Local resident to MCG – 4.1.2017. Copy of email correspondence with BCC relating to works at 33 Ashley Hill.

*Proposed bicycle hangar, at the side of 1 Richmond Road and outside 47 Bath Buildings* – BCC to MCG – 12.1.2017. Email inviting comments – site-specific and general – on proposed bike hangar.

### 4) Planning Decisions not detailed above

*7 Ashley Road* – 16/04258/PREM. Licence granted – Licensed 07:00 to 23:00, opening hours 07:00 to 23:30 as a table service restaurant and takeaway. Use of the outside area to be determined in planning.

### 5) Planning Applications

*64 Bath Buildings* – 16/06751/F – 4.1.2017. Security shutters. MCG to write letter of objection to harm to appearance of shopfront and street scene within Conservation Area.

*Units 2 to 4 Ashley Trading Estate, Ashley Parade* – 16/06814/F – 11.1.2016. New flue extraction system with associated odour control equipment. No comment.

*Montpelier Health Centre, Bath Buildings* – 16/06777/VC – 18.12.2016. T1 – T2 Tree of Heaven – Raise crown to 5m. Clear buildings by 2m. Clear lamp columns and BT cables by 2m.

[nb already decided under fast track procedure – included for information only]

*30 Ashley Hill* – 16/06990/VC – 25.12.2016. T1: Willows – remove. T2: Magnolia – Crown reduce magnolia by 1.5 metres all round. T3: Mix Hedging – Crown reduce by 2m. T4: Prunus – Reduce by 30% (1 metre all round). T6: Acer – Crown lift to 3 metres. T7: Smoke Bush – Reshape by 1m. MCG to write letter to object to lack of detail in application, which does not identify the trees on the submitted plan.

*7 Ashley Road* – 16/06942/F – 25.12.2016. Change of Use from A1 / A2 to a A3 Restaurant/Cafe Premises. Installation of extraction flue, refurbishment of shop-front, refurbishment of roof and wall finishes. MCG to write letter of objection.

*32 Cobourg Road* – 16/06795/H – 25.12.2016. Single storey rear extension. No comment.

*Prince Of Wales Public House, 130 Ashley Road* – 17/00073/F & 17/00074/LA – 8.1.17. Conversion and change of use of existing public house to create basement media studio (including rehearsal and recording space), ground floor cafe and residential accommodation flat and a first floor flat. No comment.

*43 Sussex Place* – 17/00191/VC – 15.1.17. Sycamore – Lift low branch over the road and lift skirt all round, tip back from house to clear by 2m. No comment.

*105 Ashley Road* – 17/00189/VC – 15.1.17. Oak – Cut back from building by 1m and remove small stem. No comment.

*123 Ashley Road* – 17/00188/VC – 15.1.17. Sycamore Reduce by 4m. No comment.

*72 York Road* – 17/00200/VC – 15.1.17. T1 – Fig. Fell T2 – Mulberry – Lift crown to 5.5m over garden. T3 – Ginkgo – Remove lowest limb due to major bark inclusion at union. No comment.

25A Bath Buildings – 17/00184/NMA – 15.1.17. Non-material amendment of planning permission 15/03268/X following the grant of planning permission 13/05209/F for erection of a 2-3 storey, 2 form entry primary school. To amend wording of condition 4 of 15/03268/X to allow the school to occupy the building prior to completion of the highway works and before intake increases in September 2017: new wording of condition 4 to include "Occupation of the building hereby permitted will be subject to the following; The pedestrian access from Bath Buildings will not be used prior to completion of the agreed highways works; which shall be completed no later than September 2017". MCG to write letter to ask that any consent ensures that there will be no access from Bath Buildings for pupils until the highways works are completed.

*Outside 1 Richmond Road and 47 Bath Buildings* – Proposed on-street bicycle hangar. MCG to write letter to object to harm to character of Conservation Area and to draw attention to problems with the chosen site.

**6) Update on other meetings**

*Neighbourhood Forum* – 16.1.2017 – it was announced this would be the last Forum meeting. Funding for Neighbourhood Partnerships is to be reduced by £500,000 for 2017/18 and by £562,000 for 2018/19, leaving £36,000. The Neighbourhood Partnership will end after its meeting on 6th March, and services currently devolved to the Neighbourhood Partnerships will return to BCC control. For the next year BCC Neighbourhood Officers will focus on developing community resilience through voluntary organisations.

**7) AOB**

None

**8) Date of next meeting**

General meeting 15 February 2017.