

PATCHWAY TOWN COUNCIL

Minutes of a meeting of the Planning & Transport Committee held on 23 June 2015 at Callicroft House, Rodway Road, Patchway

Present: Cllrs. E. Gordon (in the Chair)
E. Bathe-Taylor
Mrs P. Coleman
P. Cottrell
R. Loveridge

1. Apologies

Apologies for absence were received from Cllr. Mills..

2. Declarations of Interest

The Chairman stated that Councillors must declare their interest under the Model Code of Conduct in any matter to be discussed, either at the beginning of the meeting or when it is raised during the meeting.

3. Minutes

The minutes of the last meeting held on 26 May were agreed as a correct record and signed by the Chairman, proposed Cllr. Bathe-Taylor seconded Cllr. Loveridge.

4. Matters arising from the Minutes

a) East Works Development

The Committee noted that the plans for the proposed development had now been received and that Councillors could view these at their leisure at the office. It was noted that the Town Council had submitted the points agreed at the last meeting as its response to the planning application. It was agreed to ask the District Councillors whether they had any further information on the consideration of this application by SGC.

Cllr. Bathe-Taylor had attended the SG Public Transport Forum at which Network Rail presented their plans to enhance Patchway Station.

b) Traffic Review

The Committee noted that the Traffic Review was currently with the SGC Legal Department and would shortly be advertised.

Cllr. Bathe-Taylor suggested that residents should be asked to park at the rear of

their property and keep their wheelie bins in their garden.

5. Housing for Young People in Patchway

The Chairman expressed concern at the lack of housing for young people aged 16-25 in Patchway. It was agreed to request information on the current position from Merlin, 1625 Independent People and the SGC Housing Enabling Officer.

6. Formal Consultation on SG Local Plan: Policies, Sites & Places Plan

The Committee noted that comments had previously been agreed by the Council and submitted at an earlier stage in the consultation. Copies were circulated to all present.

It was noted that Councillors had been invited to a local green spaces meeting but the Council had previously agreed that the areas to be included as local green spaces were Gorse Covert, Eagle Meadow and The Tumps.

7. Consultation on impact of the M4/M5 junction works carried out by Highways Agency

Councillors commented that the concrete central barrier bounced the noise and pollution back to Patchway, whereas previously it had been carried over towards the Severn River. The acoustic fence had been successful in reducing the noise but this did not protect all properties.

It was agreed to refer this matter back to the next Council meeting so that other Councillors would have the opportunity to express their views before the comments were sent to Atkins.

8. Planning applications

There were no planning applications to consider.

The Committee noted that the following applications had been granted by SGC:

BAe Systems Former Filton Airfield	Construction of advanced surface water drainage works association with planning application for the site
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Charlton Hayes Plots 59-67	Repositioning of apartment block & bin store
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2 Pretoria Road

Single storey side extension

Indian Take-away
122 Rodway Road

Installation of new shop front
for restaurant & internally illuminated
fascia sign

9. Patchway Station

The Clerk read a report received from the recent station security committee meeting, which was attended by First Great Western, SGC and the Police:

“Works are currently on hold to have the car park surfaced due to Network Rail requiring access for the electrification project. This is an ongoing matter with First and Network Rail as the car parking and diversion status are raising the importance of this work. Parking on Station Road is noted as causing problems, along with vehicle speed and an imminent TRO which will disperse vehicles into surrounding areas. The problem with subsidence along the roadway and path on Station Road remains. Shrubbery has now been cut, however, due to complications of ownership of the road/river bank being in private hands, there has been limited progress and it is believed no contractor is yet in place to carry out the necessary work. There would also appear to be funding issues connected to this. It was felt that First should seek to exert appropriate pressure as this subsidence does affect passengers using the station and that this problem will only get worse. Pauls Place have officially adopted the station and have taken over the planters here.

There are concerns over the possible breach of obligations under the Equalities Act due to lack of access for disabled people to the northbound platform. The diversion status of this station, especially during the electrification works, highlights the disabled access shortfall and lack of suitable facilities to cope with large numbers of passengers. It is not currently fit for purpose”.

10. Matters raised by Councillors or Clerk

a) Waste Ground at side of Wm Hill, Rodway Road

It was suggested that this company could convert this overgrown waste land into a car park for its customers, which would tidy up the area. The Clerk would approach the company.

b) Parking for Patchway Station

It was suggested that Aretians RFC might be willing to allow station users to park in their car park during the week to alleviate the shortage of parking. The Clerk would approach the club.

c) Asda Store’s proposal to redevelop surplus car parking provision

The consultants to the store had requested an opportunity to present the details of proposals before planning permission was requested. Cllr. Mills had

asked for this presentation to be made at the beginning of the July Council meeting.

d) Land at Merlin Road

It was noted that a public consultation was being held this week concerning the proposal of Baylis Estates to develop the land adjacent to The Vue cinema which was previously allocated for the Concorde Museum. The developer had presented these details to the Council in March and these included an ice rink, indoor ski and skydiving venue, sports retail facility, restaurant, coffee drive thru, hotel and car showroom with open space provision. The planning application would be submitted in July.

The Committee re-iterated the previous view of the Council that Merlin Road and the access road from it to the site should be widened to prevent gridlock of the highway system due to so many additional users.

e) Charlton Hayes Stakeholders Meeting

The Clerk reported on issues raised at this meeting on 17 June.

- The elderly persons development by Grove Care was due to open in June 2016 and Bovis would ensure that Charlton Square outside would be completed by this date. The Patchway Memory Café would shortly be visiting the Grove Care building in Winterbourne. The new development would be called Olive Tree House in Chessel Drive.
- Bovis had reported that it would take 12-18 months to complete the Linear Park in Highwood Road.
- At present the funding for the community development worker was due to finish in March 2016 but additional funding was being applied for.
- A decision on whether a GP surgery will be located in the Grove Care development was expected shortly by the NHS.
- There was ongoing discussion with Bovis on the use of their redundant sales office in Wood Street for local meetings.
- Grove Care had invited Councillors to attend the stone laying ceremony on 22 July at 2 p.m. and the following accepted: Cllr. Gordon, Loveridge, Bathe-Taylor and Cottrell. The Clerk would notify the company.

11. Date of next meeting

It was noted that the next meeting would be held on Tuesday 28 July at 7.30pm.