

STROUD TOWN COUNCIL

**Minutes of the meeting of CONSULTATION AND HIGHWAYS COMMITTEE**  
**Monday, 4th January 2021, at 7.30pm**  
Virtual Meeting (Zoom)

**Present**

Cllrs Simon Arundel (Chair), Sue Fenton, Camilla Hale, Steven Naumann and Haydn Sutton.

**Absent**

Cllrs John Bloxsom and Chas Townley.

**In attendance**

Sheral Gardner (Assistant Clerk) and a member of the public

**1. Apologies**

There were no apologies.

**2. Declarations of interest and requests for dispensations**

There were no declarations.

**3. Minutes of previous meeting**

The minutes of the Consultations and Highways meeting of 7<sup>th</sup> December 2020 were **approved** by the members present and will be signed as a correct record by the Chair at the next possible opportunity.

**4. Questions from members of the public**

There were no questions

**5. Assistant Clerk's report**

This was noted.

**6. Planning applications**

Responses were **agreed** as shown in the attached appendix.

Action: The Assistant Clerk will advise SDC.

**7. Planning decisions**

These were noted.

The meeting ended at 8.30pm

Chair .....

Date .....

Item 6 APPLICATIONS 4<sup>th</sup> Jan 2021

Planning Application No.	Location	Details	Comments
S.20/2619/FUL	50A London Road	Change of use of offices into a domestic flat	<p><b>Comment</b> – We have no objection in principle of conversion to residential, but feel this is an inadequately considered and presented application, due to the accommodation being very small, lack of heating/insulation information and outdoor amenity, NDP Policy AP4 . We also have concerns about the noise potential from the bar next door.</p> <p>We <b>object</b> to the timber door being replaced by a UPVC door. This is not acceptable in a conservation area.</p>
S.20/2712/LBC	50A London Road	Change of use of the existing offices into a domestic flat	<p><b>Comment</b> – We have no objection in principle of conversion to residential, but feel this is an inadequately considered and presented application, due to the accommodation being very small, lack of heating/insulation information and outdoor amenity, NDP Policy AP4 . We also have concerns about the noise potential from the bar next door.</p> <p>We object to the timber door being replaced by a UPVC door. This is not acceptable in a conservation area.</p>
S.20/2688/FUL	The Lodge, 2 Bath Street	Conversion of upper floor to 2 bed dwelling house	<p><b>Support</b> – This is a much improved design and we welcome this property being brought back into use.</p> <p>We recommend consideration is given to sound proofing between the ground floor and lower ground floor.</p>
S.20/2748/FUL	Land At Rear Of 1, Cutler Road	Proposed new wheelchair friendly bungalow	<p><b>Support</b> – STC welcomes this well designed accessible facility.</p> <p>We would suggest no gravel on access points, consideration to installing sliding doors in the house to allow more room and we query if the gates are appropriate for use by a wheelchair user?</p> <p>We hope there will be no conflict with any future proposals at number 51 Thompson Road.</p>

<b>Planning Application No.</b>	<b>Location</b>	<b>Details</b>	<b>Comments</b>
S.20/2617/HHOLD	Stratton, Park Road	Alterations and conversion of first floor domestic garage area to form annex accommodation	<p><b>Comment</b> - Privacy for the neighbouring property should be taken into account in the design of this proposal, particularly in regards to the height differential between the site and neighbouring property (SDC Local Plan Policy GE1).</p> <p>We suggest limiting use to non-permanent residential as a condition.</p>
S.20/2593/HHOLD	154 Slad Road	Revised application further to S.20/1309/HHOLD. To amend roof construction to permitted single story rear extension	<b>No observations</b>
S.20/2636/HHOLD	Stanway, Downfield	Single storey rear and side extension	<b>No observations</b>
S.20/2662/HHOLD	47 Gannicox Road	Demolition of conservatory at rear of property. Construction of a single storey extension and conservatory to the rear. Roof dormer to rear. Installation of French doors to the front	<b>No observations</b>
S.20/2702/FUL	30 Lansdown	Conversion/change of use of offices, shop and veterinary clinic to form a flat (Class C3), employment space and retail unit (Class E) with associated works	<p><b>Comment</b> - We welcome this application, but suggest really good sound insulation is installed on the east wing of the building.</p> <p>We recommend the owner does some mitigation to the poor quality access road at the rear of the property.</p> <p>We ask for the Right of Way issue to be clarified.</p>