

## WEST SWINDON PARISH COUNCIL

### Minutes of the

### PLANNING & ENVIRONMENT COMMITTEE

on WEDNESDAY 10 OCTOBER 2018 at 6.00pm at WEST SWINDON LIBRARY

#### Present:

Cllr Nigel Gibbons  
Cllr Tim Makofu  
Cllr Nick Martin  
Cllr Keith Williams (Chair)  
Cllr Prakash Khaitan

#### Officers:

Paula Harrison (Parish Manager)

#### Public: Six.

#### Public Participation:

Resident asked if the Parish Council could assist residents where a property has converted to a Bed and Breakfast and is functioning as a daily-let business with seven bedrooms. The property deeds potentially do not allow for this type of activity. The Chair advised that the Parish Council can comment on applications during the consultation period but has no enforcement powers. The planning enforcement team will allocate resources on a priority basis.

Resident asked if the Parish Council could assist in matters relating to claims for damage from falling branches. Chair advised that Swindon Borough Council had a process for this.

Resident asked if it was possible to get a sign directing traffic to Lydiard Park to avoid traffic turning into Spencer Close. Chair advised this would be referred to Swindon Borough Council's highways team.

Meeting opened 18.08 pm.

#### 156. Apologies

Cllr Ellen Heavens  
Cllr Vinay Kumar  
Cllr John Lenton  
Cllr Caryl Sydney Smith

#### 157. Declarations Of Interest & Applications For Dispensation

None.

**158. Highways Report**

The Parish Manager gave a verbal update on a number of issues relating to highways:

- Broken tarmac and ridges have been marked up on footpaths and cycle ways across West Swindon. Swindon Borough Council will have a programme of repair work.
- The Borough’s highway inspectors continue to inspect and arrange patching works in accordance within the Boroughs agreed repair criteria (i.e. primarily safety defects only). Highway Asset Management are currently investigating two main lengths of the Whitehill Way carriageway (part of Hook Street to Grange Park Way, and Eastleaze Road to Fiveways Rbt) - as well as the continuing general ground movement and associated deterioration of the road, the fairly robust approach to patching that was employed a few years ago has in numerous areas failed pretty significantly.
- The prioritisation system currently utilised for classified roads is based on condition, as well as considering issues such as strategic and local importance of the route, with maintenance strategies all based on the asset management principle of identifying the ideal time to treat a road to minimise the whole-life cost of maintenance. The works in Alnwick etc. are slurry seal and are a preventative treatment purely designed to seal the surface of the road to try to extend its useful life. Many roads in the Borough are in a worse condition, but these would require replacement/ renewal of road layers, a much more expensive requirement. The ever decreasing SBC capital budget for maintenance has meant the current strategy is primarily focused on preventative treatment rather than renewal i.e. spreading the funding further across the 800km+ network. By way of an illustration of the current constraints, recent estimates in SBC suggest the frequency of major maintenance treatment to the Borough’s carriageway network is currently affordable on average once every 80-100 years, as opposed to the expected carriageway service life between major investments being of the order of 20-40 years.
- The Highways Team have agreed to installing dropped kerbs on Mannington Lane and Watercreek Mews

**159. Planning Report**

Councillors noted the Planning report, a copy of which appears as **Appendix A** in the Minute Book.

**RESOLVED** the Parish Council response to the planning applications is as follows:

159.1 S/HOU/18/1350	26 Squires Copse, SN5 5HB	Conversion of garage to habitable space.
159.2 S/HOU/18/1427	4 Angus Close, Ramleaze SN5 5PS	Resolved: No Comment Erection of a two storey front extension and first floor side extension. Resolved: No Comment

159.3 S/ADV/18/1476	Unit 1B, Telford Way, Mannington, SN5 8WA	Display of various non-illuminated signage  Resolved: No Comment
159.4 S/ADV/18/1340	Unit I, Bridgemoor Industrial Estate, Ashworth Road, Bridgemoor,	Installation of 3no. Internally illuminated fascia signs and 1no. Non-illuminated fascia sign  Resolved: No Comment
159.5 S/HOU/18/1572	4 Ness Close, Sparcells, SN5 5FU	Erection of a detached garage  Resolved: No Comment

**160. Trees**

Councillors received a report updating on progress to date with the enhanced tall hedge/tree service delivered by Streetsmart, a copy of which appears as **Appendix B** in the Minute Book.

**RECOMMENDED** that

- a) Provision for works to tall hedge/tree maintenance from the ground is included within the next contract specification for grounds maintenance and is reviewed on an annual basis.
- b) A budget (currently £50,000) for the enhanced tall hedge/tree maintenance is included within the budget setting process for 2019/20.

**161. SHELAA**

Councillors received a report updating on the Strategic Housing and Economic Land Availability Assessment, a copy of which appears as **Appendix C** in the Minute Book.

RESOLVED that the following is communicated to Swindon Borough Council in response to the draft SHELAA

- a) Further consideration of any sites should be brought to the attention of the Parish Council
- b) It should be recognised that whilst sites may be technically and legally feasible, they may be aesthetically and environmentally contradictory to what we expect in our area.
- c) New developments should be particularly mindful of existing traffic and travel issues and subject to highways assessment.
- d) Swindon Borough Council as a developer should seek to build to an aspiring standard.

**Date of next meeting Monday 12 November 6.00 pm.**

Meeting closed 6.45 pm.

Signed: .....  
Chair, Planning & Environment Committee

Date: .....