



# St Andrews Parish Council

**Draft Minutes of the Planning Committee Meeting**  
**held on Wednesday 2<sup>nd</sup> October 2023, 7:00pm**  
**at the Redhouse Community Centre, Frankel Avenue, Swindon**

**Councillors Present:** Cllr Kola Beyioku\*, Cllr Paul Morris (Vice Chairman), Cllr V Tomlinson, Cllr Bradley Williams, and Cllr Vince Williams (Chairman)

**Officer Present:** Debbie Braiden, Deputy Clerk  
**Public Present:** None

\* Arrived at 7.06 pm

The meeting commenced at 7.05 pm.

## 15. APOLOGIES FOR ABSENCE

None received.

## 16. DECLARATION OF INTERESTS

None received.

## 17. MINUTES

Members received and **RESOLVED** to approve the minutes of the meetings held on 26<sup>th</sup> July 2023, as a true record, with the chairman duly signing.

## 18. PUBLIC RECESS

No public present.

## 19. CORRESPONDENCE

Members received the following correspondence: -

- (i) No comments for SLCC guidance for climate change regarding planning applications.
- (ii) No comments for NALC email regarding a new planning webpage.
- (iii) No comments for NALC collating information for the consultation of The Department of Levelling Up, Housing and Communities regarding Local Plans.
- (iv) The Chairman deferred to discuss the resident's email at item 6. (i) on the agenda.
- (v) The Chairman requested that the slides from the SBC training to be added on to the shared folder for access. Members noted that planning comments should be made through the Borough Planning website and not by email to officers. Cllr Beyioku asked about CIL and S106 money mentioned in the training. Cllr Tomlinson stated that she would raise this at her meeting with Swindon Borough Council on Wednesday 4<sup>th</sup> October, together with requesting money back for Molden Hill.

## 20. PLANNING APPLICATIONS

- (i) Members considered the following planning applications. They **RESOLVED** to comment as follows:

**S/TC/23/1088** – Land at Lady Lane, Swindon

Prior approval notification for the erection of a 15m 5G telecoms installation: H3G street pole and additional equipment cabinets.

**Closing date** 28/09/23 with time extension until 4<sup>th</sup> October.

**Comments:** No Objections, but the parish council would like SBC to note the following comments: -

The parish council acknowledges the concerns raised by residents, while also recognising the broader perspective of advancing 5G technology. The contractor has clearly marked on the diagram within the application, the optimal location for the mast to ensure effective coverage for the targeted area. Relocating the mast would render it non-operational for the required coverage.

The parish council is fully aware that installing these masts is an essential step towards delivering 5G services to residents, but it does have concerns with losing green space and wildlife habitats. In light of this, the parish council believes that the applicant should make a contribution to the parish council to support the replacement of the green area with additional rewilded land, as a means of compensating for the loss of the existing green space.

**S/23/1027** – The Strawberry Thief PH, Tadpole Garden Village, Tadpole Lane, Blunsdon St Andrew, Swindon.

Erection of a public house with staff accommodation, micro-brewery and associated parking (Variation of Condition 1 – Drawing nos. relating to Planning Permission S/19/1676)

**Closing date** 4/10/23

**Comments:** No objections.

**Post-Meeting Note:** A withdrawal notice has been received for this.

**S/HOU/23/1097** – 2 Richardson Road, Swindon SN25 4DS

Conversion of existing detached garage into ancillary accommodation.

**Closing date** 11/10/23

**Comments:** Objects; The Parish Council has concerns regarding the parking spaces and notes a previous planning condition connected under S/12/1826/JABU. The Parish Council objects to the loss of a garage and that the above planning condition should remain in place.

- (ii) No post agenda applications were received.  
(iii) The following delegated comments were noted.

**S/ADV/23/0778** – Roundabout at, Lady Lane/Salzgitter Drive and Diamond Crescent, Abbey Meads, Swindon.

Display of 3 no. banners.

**Closing date** 16/08/23.

**Comments** – No objections received.

**S/23/0800** – Security hut, Latham Road, Groundwell, SN25 4DL  
Change of use from former security hut to hot food takeaway with new access and parking area.

**Closing date** 14/08/23

**Comments** - The “Technical Note on Access” by Highgate Transportation (2245/TN/01 dated March 2023) states that 14 car parking spaces will be provided on-site, however, none of the plans provided within this document provide any details or drawings of this, the TN just shows a red outlined area of vegetation. The Parish Council notes that the “Proposed Access Arrangement” drawing (No SBC Portal reference) included in the documents on the Planning Portal shows an outline of 14 parking spaces, but this drawing is not referenced or mentioned in the “Technical Note on Access” document. During a site visit with the applicant and agent a proposal was put forward by the agent to allocate 5 (of the 14) car parking spaces for use by customers of the current existing mobile hot food van (Thamesdown Kebabs), this was because some of the current lay-by parking space (used by customers of Thamesdown Kebabs) would be reduced due to the construction of the new access road required for the parking area. No such written statement or commitment is made in this application.

The agent and applicant stated (at the same site visit) that the type of food being proposed for their new hot food delivery service would not conflict with the existing hot food van’s menu and would not be in direct competition with them. Again, there is no such written statement or commitment made in this application.

**S/LBC/22/1742** – Grove Farmhouse, Grove Farm, Tadpole Lane, Blunsdon St Andrew

Alterations to listed building to facilitate a change of use of Tallet Barn to 1 no. dwelling (Class C3 use) and associated works.

**Closing date** 21<sup>st</sup> August 23

**Comments – No objections**

**S/LBC/22/1741** – Grove Farmhouse, Grove Farm, Tadpole Lane, Blunsdon St Andrew

Alterations to listed building to facilitate a change of use of small barn to 1 no. Holiday Cottage (Class C1 use).

**Closing date** 21<sup>st</sup> August 23

**Comments – No objections**

**S/LBC/22/1741** - Grove Farmhouse, Grove Farm, Tadpole Lane, Blunsdon St Andrew

Alterations to listed building to facilitate a change of use of small barn to 1 no. Holiday Cottage (Class C1 use).

**Closing date** 21<sup>st</sup> August 23

**Comments – No objections**

**S/LBC/22/1740** - Grove Farmhouse, Grove Farm, Tadpole Lane, Blunsdon St Andrew

Alterations to listed building to facilitate a change of use of Bull Pen barn into 2 no. Holiday cottages (Class C1 use).

**Closing date** 21<sup>st</sup> August 23

**Comments – No objections**

**S/22/1727** - Grove Farmhouse, Grove Farm, Tadpole Lane, Blunsdon St Andrew

Change of use of Tallet Barn to 1 no. dwelling (Class C3 use) and associate works.

**Closing date** 21<sup>st</sup> August 23

**Comments – No objections**

**S/22/1726** - Grove Farmhouse, Grove Farm, Tadpole Lane, Blunsdon St Andrew

Change of use of small barn to 1 no. Holiday Cottage (Class C1 use).

**Closing date** 21<sup>st</sup> August 23

**Comments – No objections**

**S/22/1725** - Grove Farmhouse, Grove Farm, Tadpole Lane, Blunsdon St Andrew

Change of use of Bull Pen Barn into 2 no. Holiday Cottage (Class C1 use).

**Closing date** 21<sup>st</sup> August 23

**Comments – No objections**

The Chairman closed the meeting at 7.33 pm.

**Chairman**

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**Date**

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