



MEETING of Yate Town Council's Planning and Transportation Committee on 1st November 2022

26th October 2022

You are invited to attend a Meeting of the **PLANNING AND TRANSPORTATION COMMITTEE** of **Yate Town Council** to be held at Poole Court on **TUESDAY 1st November 2022** between 7.00pm - 8.00pm for the purpose of transacting the business set out in the agenda below.

Hayley Townsend
Town Clerk

Agenda

In the exercise of Council functions, Members are reminded that the Council has a general duty to consider Crime & Disorder, Health & Safety, Human Rights and the need to conserve biodiversity. The Council also has a duty to tackle discrimination, provide equality of opportunity for all and foster good relations in the course of developing policies and delivering services under the public sector Equality Duty and Equality Act 2010.

In the event of a fire alarm or other emergency (signalled by a continuously ringing bell), please exit the Council Chamber and leave the building through the nearest fire exit or safest evacuation route. Please meet by the flag pole in the car park. NB: The nearest fire exit is located at the end of the corridor. (Exit the Council Chamber and turn right)).

1. Apologies for Absence
2. Declarations of Interest under the Localism Act 2011

Members who consider that they have an interest are asked to: (a) State the item number in which they have an interest, (b) The nature of the interest, (c) Whether the interest is a disclosable pecuniary interest, non-disclosable pecuniary interest or non-pecuniary interest.

Councillor Chris Willmore
(non-pecuniary interest)

Trustee of CPRE

All Planning Applications



3. Public Participation Session with Respect to Items on the Agenda

4. To Consider the Following Items on the Clerk's Report:

Item 1 Planning Matters

1/1 Planning Applications

Item 2 Highways and Transportation Matters

2/1 Highway Surface Repairs, Chatcombe

2/2 Wickwar/Peg Hill (Southfield Way) Junction Safety

2/3 Bike Detectors at Traffic Lights

2/4 A432 Updates

Item 3 Consultations

3/1 Current Consultations

3/2 Consultation Responses

3/3 Urgent Consultations

Item 4 Joint Cycleway Group

4/1 Meeting of Joint Cycleway Group

Item 5 Reports from Representatives of Outside Bodies

5/1 Green Community Travel

5/2 Yate & District Transport Forum

Item 6 Outstanding Items



MEETING of the members of Yate Town Council's Planning and Transportation Committee on 1st November 2022

Clerk's Report

Item 1. Planning Matters

1/1 Planning Applications

- a) To receive and consider planning applications (Appendix 1).
- b) To comment on planning applications received after the circulation of the agenda (to be circulated).
- c) To **NOTE** the Planning meeting scheduled on 18th October 2022 was cancelled. Planning applications were reviewed and comments were submitted under delegated powers. [Click here for details](#)

Item 2 Highways and Transportation

2/1 Highway Surface Repairs, Chatcombe

To **NOTE** the following correspondence was issued to South Gloucestershire Council: 29.09.2022 to follow up on previous requests for action.

"We have been chasing to get Chatcome repaired, for about 2 years now. The most recent chase was in May and the Town Council is not getting a reply. (See the email this morning from our town mayor)

Please could you check where it is in the queue?

We also want to raise:

- *the top of Greenways Road east of Goose Green Way - which has some deep holes apart from the bit resurfaced when the surface water issue was tackled*
- *the mini roundabout on Westerleigh Road at the Hollybrook Mews junction which is tight and there are now deep and dangerous ruts*
- *Station Road, west of B and Q which is in a poor state, again*
- *Link Road between the two roundabouts, where there are deep ruts*
- *The Westerleigh Road / Rodford Way roundabout.*

I suspect you have some of these in your queue - they all look to me to have holes which qualify under the emergency response criteria, so could you possibly get them looked at."

To **NOTE** a reminder for a response was sent on 18th October 2022.

2/2 Wickwar Road / Peg Hill (Southfield Way) Junction Safety

To **NOTE** email sent to South Gloucestershire Council on 6th October 2022:

"The junction at the top of Peg Hill on to the Wickwar road was again discussed at our Planning and Transport committee meeting on 27th September 2022.

Could you please provide the following information which has been requested by Councillors:

- *Latest copy of Traffic Management Plan for this junction*
- *Provide an explanation on how the increase in traffic is to be managed at this junction given the continued increase in housing surrounding this area, I.e.. Wickwar*
- *Councillors have requested that this junction is formally included on the list of highways schemes, and we would appreciate your confirmation of this.*

Should you require any further information from members of this committee please do not hesitate to contact us."

To **NOTE** response received 19th October 2022 from South Gloucestershire Council:

"I have been sent a series of emails regarding your desire to see cycling and pedestrian measures introduced at the junction of Peg Hill and Wickwar Road.

May I therefore please encourage you to submit a formal request for a traffic management scheme ? This may be done via the following link which not only provides an application form but also gives guidance on the current scheme scoring and progress procedure as well as (to the right of the screen) searchable lists of those investigation and implementation schemes currently awaiting consideration for the allocation of resources and funding from the Capital Programme. Please be aware that any such request forwarded must show the clear support of an actively serving locally elected Member – no scheme is progressed without this.

<https://www.southglos.gov.uk/transport-and-streets/streets/road-and-traffic-management-information/local-transport-priority-list/>

You may already be aware of the following requested Investigation Schemes in this area which may be of interest to you, all of which may be viewed under the above link and the further link to the left of the screen entitled "LTPL competing investigation schemes 2022-2023" :

- *Reference FV50 - submitted to South Gloucestershire Council by Yate Town Council in October 2011 for the B4059 Frith Lane to Peg Hill to “request for the provision of a 2 way cycle track (3m) facility plus 0.5m buffer from motor traffic - estimated distance 2.2 miles (3.5km). Land acquisition required. A previous request was made to remove pedestrian and horse riding facility previously requested in January 2021 from the scheme.”*
- *Reference FV189 – submitted to South Gloucestershire Council by a local resident and the locally elected Member in June 2019 for Gravel Hill North in the vicinity of Peg Hill which is a “request for a pedestrian footway extending from Peg Hill to Yate Rocks by removing the existing verge and changing to a narrow footway. There will be drainage implications as there is a small ditch which will require piping.”*
- *Reference FV210 – for Peg Hill, Eastfield Drive & Coopers Drive as an “investigation scheme to review traffic management on accesses to North Yate New Neighbourhood (16 x speed tables).”*

In the meantime, please do not hesitate to contact me further should you have any further need for assistance in this or any other matter or if you wish to provide further clarification as to any measures you would wish to see at this location”

To receive any comments or updates

2/3 Bike Detectors at Traffic Lights

To **NOTE** email requesting an update on hybrid detection was sent to South Gloucestershire Council on 6th October 2022

“Hybrid detection was again discussed at the Planning and Transportation committee meeting held on 26th September 2022.

Could you please provide the following information which has been requested by councillors:

- *Has hybrid detection been installed at the Heron Way junction?*
- *Please can you confirm that it is now standard practice to include hybrid detection at all new junctions.*

Should you require any further information from members of this committee please do not hesitate to contact us.”

To **NOTE** response received on 11th October 2022 from South Gloucestershire Council:

“Apologies for the delay in my response.

Yes, Hybrid detection is being installed at Heron Way (specifically for the right turning cycle lane). Please note this is considered a ‘pilot’ and will be reviewed and validated in due course.

Hybrid detection will be considered at each installation and replacement; however, it will depend on the site layout and potential use of the site at this stage.”

2/4 A432 Updates

To receive information from councillor Chris Willmore

Item 3 Consultations

3/1 Current Consultations

Nothing to report.

3/2 Consultation Responses

Consultation Name	Link / Appendix	Date circulated	Closing date	Notes
Parish Council Bus Survey	Received from West of England Combined Authority via email	27.9.22	12.10.22	To NOTE response submitted by Councillor Chris Willmore 12.10.22 on behalf of Yate Town Council Click here to read response sent

3/3 Urgent Consultations

To receive any urgent consultations.

Item 4 Joint Cycleway Group

4/1 Meeting of Joint Cycleway Group

To **NOTE** the next meeting is in the process of being organised – date to be confirmed.

Item 5 Reports from Representatives on Outside Bodies

5/1 Green Community Travel

To receive any updates.

5/2 Yate and District Transport Forum

To **NOTE** a doodle is currently in circulation to schedule a November meeting.

Item 6 Outstanding Items

To **NOTE** items shown on the pending list. [Click here to view pending list](#)

YATE TOWN COUNCIL

Planning Applications Received for Review and Comment - 01.11.2022

Ref. Number	P22/05881/PNH
Description	The erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 5.4m, for which the maximum height would be 3.68m, and for which the height of the eaves would be 2.29m
Location	100 Cranleigh Court Road Yate South Gloucestershire BS37 5DW
Expiry Date	3 rd November 2022 – <i>extension approved for 8th November 2022</i>
YTC Comments	

Ref. Number	P22/05864/FDI
Description	Part diversion of footpath LYA45/20.
Location	Land South Of Tanhouse Lane Yate South Gloucestershire
Expiry Date	2 nd November 2022 – Extension requested
YTC Comments	

Ref. Number	P22/02964/HH - Revised
Description	Alterations to existing garage and erection of single storey side extension to form additional living accommodation.
Location	52 Tyndale Avenue Yate South Gloucestershire BS37 5EX
Expiry Date	11th November 2022
YTC Comments	

Adjoining Parish

Ref. Number	P22/06068/F
Description	Erection of 1 no. agricultural building with associated works
Location	Land Off Wickwar Road Yate South Gloucestershire BS37 6PB
Expiry Date	16 th November 2022
YTC Comments	