



# Devizes Town Council

[www.devizes-tc.gov.uk](http://www.devizes-tc.gov.uk)

## **PLANNING COMMITTEE**

You are summonsed to attend a meeting of the Planning Committee at the following, place and date.

Date: 17 December 2009

Time: Immediately following Full Council

Venue: Council Chamber, Town Hall, St John's Street, Devizes

Enquiries: Town Hall - Tel: 01380 722160

Chairman: Councillor Smith  
The Town Mayor (Councillor Leighton)

Councillors:	Beinhorn	Mrs Burton	Callow
	East	Evans	Mrs Evans
	Gagen	Gudgeon	Hopkins
	Nash	Parsons	A R Taylor
	Mrs Taylor	C S Winchcombe	Mrs Winchcombe

## **AGENDA**

### **1. MINUTES**

To approve as a correct record and authorise the Chairman to sign the minutes of the meeting held on 8 December 2009 and which have been circulated alongside the agenda.

### **2. APOLOGIES FOR ABSENCE**

### **3. DISCLOSURE(S) OF INTEREST**

To receive any disclosure(s) of interest by a Councillor or an officer in matters to be considered at this meeting, in accordance with provisions of Sections 94 or 117 of the Local Government Act 1972 or the National Code of Local Government Conduct.

**4. PUBLIC PARTICIPATION**

At the Chairman's discretion, members of the public attending the meeting will be allowed to ask questions, make a statement or address the Council upon a matter of concern to that person which is relevant to the Council. A time limit of 5 minutes per person will be permitted, but this may be extended at the Chairman's discretion and a maximum period of 20 minutes has been allocated by the Council for this item of business.

**5. FOR DECISION – WILTSHIRE COUNCIL'S NOTICE OF PLANNING APPLICATIONS FOR CONSIDERATION**

Details of Planning Applications for Consideration are attached (doc 5/1).

Members wishing to make enquiries about any of the applications listed or inspect plans before the meeting are advised to do so at the Planning Department, Wiltshire Council, Browfort, Bath Road, Devizes.

**6. REPORT FOR INFORMATION – WILTSHIRE COUNCIL'S NOTICE OF PLANS GRANTED OR REFUSED**

Attached (doc 6/1) a list of plans granted, refused or withdrawn.

**7. REPORT FOR INFORMATION – DAMAGED WILLOW TREE, ADASTRA HOUSE, LONDON ROAD, DEVIZES**

Wiltshire Council has given permission for Mr Scofield of Cotleigh, 13 Edward, Devizes to further reduce a Willow tree by approximately 1/3<sup>rd</sup>.

**8. REPORT FOR INFORMATION – PROPOSED TREE WORKS, 1 DREWS POND LANE, DEVIZES**

Attached is a letter (doc 8/1) from Wiltshire Council regarding works to various trees.

**9. REPORT FOR DECISION – WILTSHIRE CORE STRATEGY 2026**

**Recommendation**

That the committee considers its response in relation to the emerging Wiltshire Core Strategy.

**Purpose of the Report**

For the Town Council to consider what responses it wishes to make on the emerging Wiltshire Core Strategy.

### **Background**

Some weeks ago the document Wiltshire 2026, Planning for Wiltshire's Future was circulated to the committee to give ample opportunity for its content to be considered. In addition members have had an opportunity to visit an exhibition organised by Wiltshire Council and attend an informal discussion with Mr Jim Sherry, a planning officer from Wiltshire Council.

The following issues have been discussed already and are set out in this report. The order in which they have been placed in the report does not necessarily reflect how important the issues are.

- **Road Network;** There has been a concern expressed that any additional housing will compound the already intolerable congestion during peak flow times. Suggested planned changes to two town junctions will irreversibly alter the character of these areas.
- **Services;** The current increase in housing has already placed increased pressure on many local services such as health provision, police, schools and recreation. There is no indication about how these services will be increased to provide for the additional houses.
- **Employment Land;** Wiltshire Council has expressed a view that many people who live in the town work in the town and this is based on earlier traffic flow assessments. It further believes that with increasing fuel costs this trend will continue. There has for some time been a view that there are some inaccuracies in the traffic flow assessment and therefore there is a flaw in this basic assumption. It is not clear that there are any significant increases in employment land with the annotation only saying "*including intensification of existing sites*" and no new sites are shown.
- **Retail Choice;** No increase in the retail area for the town is shown on the plan to cope with a growing town population.
- **Financial Strain on Town Council Resources;** There are three areas shown on the map for residential development, all of which fall outside the Town Council boundary. Additional population will place additional pressure on the Town Council services but provide no additional council tax revenue for their funding.
- **Strain on current road infrastructure;** Many of the bridges on the arterial routes are over 200 years old, there are concerns that these structures will not be able to cope with a further increase in traffic. Likewise, the road surfaces are crumbling in many places, there are concerns that this increase in traffic, which further housing will bring, may accelerate this problem.

- **Residential Development on London Road;** There is a concern that London Road has reached its capacity during peak flow times. Any further development on this section of road will further increase the problems in this area. In addition any further development of the Quakers Walk site will put great pressure on the single access road.
- **Residential Development of the Bureau West Site;** There is no indication that there will be any retail provision for this development, which will increase pressure on congested roads in this area.

### **Options Considered**

The Committee needs to decide how they wish to respond to the Wiltshire Council consultation for the emerging Wiltshire Core Strategy.

### **Implications & Risks**

#### **Financial and Resource Implications**

Officers are not aware of any financial implications associated with responding to the core strategy.

#### **Legal Implications and Legislative Powers**

The Town Council is acting as consultee.

#### **Environmental Implications**

Officers are not aware of any environmental implications associated with responding to the core strategy.

#### **Risk Assessment**

Officers are not aware of any risk implications associated with responding to the core strategy.

#### **Crime and Disorder**

Officers are not aware of any issues the Council should consider under Section 17 of the Crime and Disorder act 1998.

## **10. QUESTION TIME**

Members will be allowed a short period in which to put questions on matters within the remit of this Committee which are not contained in the reports of matters formally considered by the Committee at this meeting. The question may be answered at the meeting or may be referred back to the Committee at a later date. The question may not be the subject of any further details.

TOWN CLERK