



BOX PARISH COUNCIL

THE MINUTES OF A MEETING OF THE PLANNING AND CONSERVATION COMMITTEE HELD ON 27th JULY 2023

- 1. Present:** Councillors: A. Barton (Chairman);
R. Davies; D. Dorey; S. Parker

Mrs Carey (Clerk)
- 2. Apologies** Councillors: J. Clifford; T. Walton
In the absence of Cllr Walton the Chair was taken by Cllr Barton
- 3. Absent:** Nil
- 4. Public Question Time:** There were three members of the public present.
Sarah Gibbon, the agent for application PL/2023/02374 spoke about the amended plans for the garages at 12 Bargates, Box. The applicants had met with the Planning Officer to consider the issues that had been made. The roof levels had been lowered and there was a change to the colour of the materials

Two local residents spoke in objection to the application PL/2023/05330 Trematon, Ashley They felt that the roof level was very high. The studio had also been partially built.
- 5. Declaration of Interest:** Nil
- 6. Planning Applications:** The following planning applications were considered:

PL/2023/01305	Lower Rudloe Farm, Lower Rudloe (Amended plans) Change of use of former farm building for use of events, including associated works of timber cladding and fenestration and use of associated land for parking (restrospective)
	No objections but would like conditions to be attached to the permission to address noise and light pollution concerns
PL/2023/02374	Land rear of 12 Bargates, Box (Amended plans) Replacement of existing single storey building containing four single garages with a larger building containing four double garages. The replacement building will have a two way pitched roof with solar panels on the south elevation, include a mezzanine over part of the garages with internal stair access and a ground floor washroom
	No objections providing it remain as private use as garages
PL/2023/05090	2 The Ley, Box Proposed extension to rear of property
	No objections

- PL/2023/05092 1 The Ley, Box
Proposed two storey extension to side and rear of property
- No objections
- PL/2023/05330 Trematon, Ashley, Box
Renovation and extension of the existing chalet bungalow. New timber framed outbuilding to provide artist studio space
- Objections. This is an overlarge extension and over development of the site which could cause loss of privacy to neighbouring properties. The timber framed outbuilding, which has been partially built, is a new building in the Green Belt.
- PL/2023/05366 Former garage building, West Ashley House, Ashley
Variation of condition 2 of PL/2022/06078 relating to approved plans to allow revisions to the building fenestrations and to add a single new rooflight
- No objections
- PL/2023/05797 23 Fairmead View, Mill Lane, Box
Proposed elevated car port with garden room beneath
- No objections in principle but concerns about whether they have a right of access over the right of way. The garden room should also remain ancillary to the existing property

Meeting closed at 7.15 pm

Chairman