



FILTON TOWN COUNCIL'S – Planning & Climate Committee held on Tuesday, 2nd June 2026
– Held at: Filton Town Council Office's Conference Room, Elm Park, Filton BS34 7PS.

COMMITTEE MEMBERS PRESENT: Cllr A. Bird (Chair), J. Molloy (Vice Chair), A. Mills & Robert Hutton (*Deputy Town Clerk*).

IN ATTENDANCE: *Simon Davies (Town Clerk)*

APOLOGIES: S. Milestone.

MEETING STARTED AT 7:09PM

01. EVACUATION PROCEDURES – Noted.

02. APOLOGIES FOR ABSENCE – Noted, Cllrs Milestone.

03. DECLARATIONS OF INTEREST:

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| a. To receive declarations of interest from Councillors on items on the agenda. | None. |
| b. To receive written requests for dispensations for disclosable pecuniary interests (if any). | None. |
| c. To grant any requests for dispensation as appropriate. | None. |

04. EXCLUSION OF THE PRESS AND PUBLIC

With no public or press in attendance and no declarations for exclusion of any Agenda items raised, it was agreed to move onto the next item.

05. ELECTION OF CHAIR OF THE PLANNING & CLIMATE COMMITTEE

RESOLVED: Cllr A. Bird was unanimously approved.

06. ELECTION OF DEPUTY CHAIR OF THE PLANNING & CLIMATE COMMITTEE

RESOLVED: Cllr J. Molloy was unanimously approved.

07. KENMORE DRIVE RESTRICTION MODIFICATION CONSULTATION

Cllr A. Bird explained that himself and other councillors went out last Friday and visited all Kenmore properties (approx. 150) asking questions what people want, what they see and the impact. Noted that the form to submit comments is geared more towards individuals not councillors to get response over. Spoken to Town Clerk but will do some questions from form but submit by email.

Filton Town Council response:

Filton Town Council has canvassed residents living on Kenmore Drive and the roads immediately affected by the proposed modification. The findings are summarised below:

- All residents surveyed supported the introduction of a prohibition on motor vehicles using Kenmore Drive.
- Some residents expressed support for restrictions operating during the morning peak period.
- All residents supported restrictions operating during the afternoon peak period.
- Preferred restriction times were:
 - 3:45 pm – 5:30 pm: supported by all residents surveyed.

- 3:45 pm – 6:30 pm: supported by approximately 80% of residents.
- 3:45 pm – 7:00 pm: supported by approximately 10% of residents.
- Traffic usage patterns were considered too varied to provide a meaningful assessment.
- The primary mode of transport for most respondents was driving a car.
- All residents reported a noticeable increase in traffic volumes since the removal of the restriction, together with higher vehicle speeds. Residents requested that speed management measures and enforcement be introduced and always maintained.
- Residents also noted that, while the previous restriction was in place, there appeared to be fewer accidents at the junction of Dunkeld Avenue, Braemar Avenue, and Kenmore Crescent. There is concern that, as more drivers become aware that the restriction has been removed, vehicle speeds may continue to increase, leading to a greater risk of collisions at this junction.

08. DATE OF NEXT PLANNING & CLIMATE MEETING

NOTED: The next meeting of the Planning & Climate Committee will be held at 7PM on Tuesday, 23rd June 2026.

THE MEETING CLOSED AT 7:39PM



FILTON TOWN COUNCIL'S – Planning & Climate Committee held on Tuesday, 23rd June 2026
– Held at: Filton Town Council Office's Conference Room, Elm Park, Filton BS34 7PS.

COMMITTEE MEMBERS PRESENT: Cllr A. Bird (*Chair*), J. Molloy (*Deputy Chair*) & A. Mills.
IN ATTENDANCE: Peach Jones (*Council Support Officer*) & Rachel Tadman (*Planning Consultant*).
APOLOGIES: T. Mewies (*Mayor*), S. Milestone, Simon Davies (*Town Clerk*) & Robert Hutton (*Deputy Clerk*).
REPORTING PERIOD: 24th June 2026 – 8th July 2026

MEETING STARTED AT 7:05PM

- 01. EVACUATION PROCEDURES** – Noted.
- 02. APOLOGIES FOR ABSENCE** – Noted, Cllrs Mewies & Milestone.
- 03. DECLARATIONS OF INTEREST:**
- A.** To receive declarations of interest from Councillors on items on the agenda. None.
 - B.** To receive written requests for dispensations for disclosable pecuniary interests (if any). None.
 - C.** To grant any requests for dispensation as appropriate. None.
- 04. EXCLUSION OF THE PRESS AND PUBLIC**
With no public or press in attendance and no declarations for exclusion of any Agenda items raised, it was agreed to move onto the next item.
- 05. TO APPROVE THE MINUTES OF THE PREVIOUS PLANNING & CLIMATE COMMITTEE MEETING**
RESOLVED: The minutes of the Planning & Climate Committee meeting held on the 5th May & 2nd June 2026, were agreed to be approved as an accurate record of the meeting.
- 06. MONTHLY APPLICATIONS LIST – JUNE - JULY 2026**
A monthly list was created to view and consider each application individually and for councillors to form comments for each planning application within the reporting period.

APPLICATION NUMBER	COMMENT
<u>P26/01207/HMO</u> 26 Kenmore Crescent Filton BS7 0TN	Filton Town Council objects to this application. The Council is concerned by allegations raised by local residents that the property may currently be operating as short-term accommodation rather than as a conventional House in Multiple Occupation (HMO). Members consider that there is uncertainty regarding the existing use of the property and whether the application

P26/01207/HMO

26 Kenmore Crescent Filton BS7 0TN
(Cont.)

accurately reflects its current or intended operation. The Council therefore requests that South Gloucestershire Council investigates the property's lawful use and occupancy arrangements as part of the determination of this application.

Members also support the concerns raised by local residents regarding the cumulative concentration of HMOs within Filton and the resulting impacts on community cohesion, housing availability, parking demand and local infrastructure. While recognising the important role HMOs play in providing accommodation, the Council believes that the increasing conversion of family housing into HMOs requires careful consideration to ensure a balanced and sustainable residential community is maintained.

The Council is particularly concerned about parking provision. The application documentation indicates the availability of only two parking permits, which appears insufficient for a proposed eight-bedroom HMO. Based on South Gloucestershire Council's parking standards, Members consider that additional parking provision should be demonstrated within the curtilage of the site. No robust evidence has been provided to demonstrate that the development would not place further pressure on parking in an area that already experiences significant demand.

Members also note that a large HMO is located directly opposite the application site and do not agree with the assertion that there is no significant parking pressure in the immediate locality as described in the covering letter.

For the reasons set out above, Filton Town Council objects to the proposal and requests further investigation into the property's existing and proposed use, together with the submission of robust parking evidence before any determination is made.

<u>P26/01314/CLE</u> The Annex 168 Station Road Filton BS34 7JW	Filton Town Council has considered the application and raises no objection to the Certificate of Lawfulness application. The Council notes the proposal and has no further comments to make at this time.
<u>P26/01308/RVC</u> 11 Sixth Avenue Filton BS7 0LT	Filton Town Council objects to this application. Members are concerned that the proposal has not been supported by an up-to-date parking survey demonstrating that there is sufficient parking capacity within the surrounding area. The locality already experiences longstanding parking pressures, evidenced by existing parking restrictions and concerns consistently raised by local residents. The Council supports the objections submitted by neighbouring residents and considers that robust parking evidence should be provided before any amendment to the existing permission is approved. In addition, Members object to the proposed relocation of parking spaces to a more central position within the site. In the Council's view, this would result in a significant reduction in the quality and usability of the outdoor amenity space available to residents. Given that the property accommodates a large HMO, retaining functional and meaningful amenity space is considered important for occupier wellbeing. The application documentation does not provide sufficient justification for the proposed amendment or explain the benefits arising from the revised parking arrangement. Consequently, Filton Town Council considers that the proposal has not demonstrated an improvement over the approved scheme and therefore objects to the application.
<u>P26/01352/CLP</u> 18 Holmdale Road Filton BS34 7HT	Filton Town Council has considered the Certificate of Lawfulness application and raises no objection.

<u>P26/01352/CLP</u> 18 Holmdale Road Filton BS34 7HT (Cont.)	However, Members note that the proposal includes the conversion of the existing garage to form a garden room. Whilst recognising that conditions cannot generally be imposed through a Certificate of Lawfulness process, the Council would encourage South Gloucestershire Council to ensure that the accommodation remains ancillary to the main dwelling and is not subsequently used as a separate residential unit or let independently from the principal property.
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07. SOUTH GLOUCESTERSHIRE COUNCIL'S LIST OF PLANNING APPLICATIONS - CIRCULATED SCHEDULE – JUNE 2026

NOTED: Councillors took note of the Circulated Schedules of various Planning Applications provided by South Gloucestershire Council.

a. CIRCULATED SCHEDULE NO. 24/26 DATED 25/06/2026

NOTED: Members noted that application **P24/01249/F** - Land Off Charborough Road Filton had been included on South Gloucestershire Council's Circulated Schedule 24/26 dated 25th June 2026. Members also noted the objection submitted by Filton Town Council, together with the Planning Officer's response and recommended outcome. Councillor Bird advised that a site visit is scheduled to take place on 10th July 2026 and that, following discussions with Councillor Monk, the application is expected to be considered by South Gloucestershire Council's Planning Committee at Kingswood on 20th July 2026. Members were encouraged to attend the meeting in support of the Town Council's objections to the application.

b. CIRCULATED SCHEDULE - NOTIFICATION TO COUNCILLORS

NOTED: Members were notified that no applications relevant to Filton's parish were listed on this Circulated Schedule 24/26.

08. MATTERS OF REPORT ARISING FROM THE MINUTES NOT OTHERWISE COVERED BY THE AGENDA

NOTED: Councillor Molloy requested that the previously considered item concerning The Carbon Literacy Project - Town Council Training Toolkit, promoted as part of the National Association of Local Councils (NALC) climate-related initiatives, be revisited and reported back to a future meeting of the Planning & Climate Committee. The purpose would be to explore potential opportunities for councillor training and to support the inclusion of additional climate-related matters within the Committee's work programme. Members were also encouraged by the Support Officer to bring forward any climate and sustainability-related proposals or topics of interest for consideration at future meetings.

09. DATE OF NEXT PLANNING & CLIMATE MEETING

NOTED: The next meeting of the Planning & Climate Committee will be held at 7PM on Tuesday, 7th July 2026.

THE MEETING CLOSED AT 7:45PM