

Date of meeting: 11<sup>th</sup> February 2014

Date of issue: 5<sup>th</sup> March 2014

Purpose of meeting: Third meeting to review draft plan

Attendees

- Sarah O'Driscoll - Bristol City Council
- Colin Chapman - Bristol City Council
- Eva Stuetzenberger - Destination Bristol
- Alison Bromilow - Neighbourhood Planning Network
- Clare Wilks - Neighbourhood Planning Network
- Paul Bradburn - Old Market Community Association
- Willie Harbinson - ESHA Architects

Distribution • Attendees

**All actions OMCA or ESHA unless noted otherwise**

**ACTION**

**1.0 POLICIES MAP**

- 1.1 Show red line boundaries on policies map.
- 1.2 Include policy numbers for each site on the map.

**2.0 POLICY C3**

- 2.1 Change preface to read 'Development of housing that increases the choice of housing types available to the residential population in the area will be encouraged'.
- 2.2 Change second sentence of policy to read "... the provision of 2 and 3 bedroom houses and 3 bedroom flats ...".

**3.0 9.3.4 SITE SPECIFIC POLICIES/PRINCIPLES**

- 3.1 Add map with references for locations of sites.
- 3.2 Cross reference individual sites with key on drawings.

**4.0 POLICY C4, EVENING POST PRINT HALL SITE**

- 4.1 Change "supermarket" to "retail".
- 4.2 Consider adding "hotel" as suitable use for upper floors.
- 4.3 Discussion about what sort of retail would be acceptable - 4,000+ ft<sup>2</sup> supermarket, sub-divisible retail space, small retail units.
- 4.4 Eva Stuetzenberger to ask Sanderson and Weatherall about suitability for retail.
- 4.5 Suggest that the community is asked specifically what they think would be suitable use of the site in the next round of consultation.

**ES**

**5.0 POLICY C4**

- 5.1 Add that development should safeguard the area proposed for a new square centred on the garden behind No. 1 Temple Way.

**6.0 POLICY C6**

- 6.1 Is there evidence that the land on the corner of Wade Street and Little George Street is

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**ACTION**

needed for use in connection with the mosque? Is it owned by the Mosque? Need to have a conversation with the Al-Baseera Bristol Centre.

**7.0 POLICY C7**

7.1 Add for the replacement of trees that would be lost to redevelopment in nearby open spaces.

7.2 Planners questioned if development along south side of Clarence Road was deliverable and whether it was better moved to the long term potential development sites section.

**8.0 POLICY C8**

8.1 Possible future development sites (Scaddings and Alide) are in flood risk zone 3 and any development would be subject to a flood risk sequential test.

8.2 Clare Wilks sent request to Environment Agency to comment on the plan, as a statutory consultee, but no response received. Need to send the whole plan again, when revised, to statutory consultees.

**CW**

**9.0 POLICY C9**

9.1 Getting Ebenezer Chapel restored in its present configuration is the first priority.

9.2 Redevelopment of the Chapel as residential could be acceptable if done well.

**10.0 POLICY C10**

10.1 Ambulance Station site is in BCAP which will be formally issued for final consultation 28<sup>th</sup> February to 17<sup>th</sup> April 2014.

10.2 Sarah O'Driscoll to find out where the negotiations between GVA, acting on behalf of the ambulance authority, and Bristol City Council Property Services have got to and whether Development Control have seen or had a hand in preparation of a Developer Planning Brief for the site.

**S'OD**

**11.0 9.3.5 LONG TERM POTENTIAL DEVELOPMENT SITES**

11.1 Lawrence Hill roundabout - some land is outside NDP area boundary - clear reference needs to be made to this.

11.2 Gardiner Haskins - proposals for future use need amplification. Appropriate uses for the existing listed buildings need to be stated. Meeting required with the owners.

**12.0 COMMUNITY FACILITIES**

12.1 The plan is light on community facilities. There needs to be an assessment of what exists and establish if there is a need for any further facilities and what there should be.

12.2 Contact John Bros to confirm what already exists.

**13.0 DELIVERING THE PLAN (CHAPTER 7)**

13.1 Add a paragraph(s) on how the plan is to be delivered, spending of CIL money - which needs to be spent on infrastructure and not park benches.

**14.0 SUSTAINABILITY APPRAISAL**

14.1 Bristol City Council covering this.