

## **PLANNING COMMITTEE**

**MONDAY, 2 DECEMBER 2019**

PRESENT: - Councillors Timothy Swinyard (Chair), John Ballman, Nick Burns-Howell, Malcolm Davies, Steph Exell, Robert Jandy, Jenny Jefferies, Nick Martin, James Robbins, Vera Tomlinson and Peter Watts.

Apologies for absence were received from Councillors Alan Bishop, Paul Dixon, Stan Pajak and Carol Shelley.

### **50. Minutes Silence**

The Committee held a minutes silence in memory of Councillor Des Moffatt.

### **51. Declarations of Interest**

The Chair reminded Councillors to declare any known interests in any of the matters to be considered by the Committee. No such declarations were made.

### **52. Public Question Time**

There were no public questions

### **53. S/19/0703 - The construction of a new road, to link the A419 Commonhead Roundabout to the proposed New Eastern Villages (NEV) development including improvements to the existing Commonhead Roundabout and Pack Hill, new junctions with Pack Hill, The Marsh and Wanborough Road, new footway/cycleway and associated earthworks, drainage works and landscaping. (Land East Of The A419, Between Commonhead Roundabout And Land North Of Wanborough Road, Swindon)**

In respect of application numbered S/19/0703 - The construction of a new road, to link the A419 Commonhead Roundabout to the proposed New Eastern Villages (NEV) development including improvements to the existing Commonhead Roundabout and Pack Hill, new junctions with Pack Hill, The Marsh and Wanborough Road, new footway/cycleway and associated earthworks, drainage works and landscaping. (Land East Of The A419, Between Commonhead Roundabout And Land North Of Wanborough Road, Swindon) the Committee considered: -

- (a) An application for permission to construct a new road;
- (b) Recommendations of the Head of Planning, Regulatory Services and Heritage;
- (c) The views of interested persons set out in the report circulated with the Committee Agenda;
- (d) The comments at the meeting of the following interested persons:-

|                        |                             |
|------------------------|-----------------------------|
| <u>Name</u>            | <u>Address/Organisation</u> |
| Councillor Gary Sumner | Swindon Borough Council     |

Sam Howell

On behalf of the Applicant (Swindon Borough Council)

Councillor Russell Holland    Ward Councillor

Councillors John Ballman and Nick Burns-Howell spoke in respect of this application.

Submissions in support of the application can be broadly summarised as:

- The proposed road would link the New Eastern Villages development with the Commonhead Junction and formed part of the strategic transport package for the New Eastern Villages, as identified in Policy NC3 of the Local Plan.
- The New Eastern Villages planned to deliver approximately 8,000 homes, 40 hectares of employment land and associated retail, community, education and leisure facilities.
- The supplementary planning document identified the crucial role of the Southern Connector Road in the delivery of the New Eastern Villages.
- The application was submitted in April 2019 and amended following consultation on the application with further consultations undertaken in July and September 2019.
- The Southern Connector Road comprised a single carriageway road approximately 7.3 metres wide and approximately 2.5km in length between the proposed Foxbridge village and the Commonhead Junction.
- The development of a single carriageway was intended to discourage strategic use.
- The proposed Southern Connector Road would incorporate a segregated pedestrian/cycle path on the north/east side of the carriageway and pedestrian route on the east/west side. Provision has also been made to ensure the existing Rights of Way link on their current alignment.
- Drainage proposals for the proposed SCR comprise a new bridge across Liden Brook, as well as a number of culverts over existing watercourses. In addition to this, a series of swales, attenuation ponds and outfalls are proposed along its length.
- Discussions were on-going with Highways England in respect of outstanding highways matters.
- A comprehensive Environmental Statement and associated Assessments had been undertaken and had identified some less than substantial harm to the significance of heritage assets through development within their setting and the loss of a veteran tree landscaping. In accordance with the NPPF, including Paragraphs 175 and 196, the public benefits arising from the scheme would clearly outweigh the identified loss of harm. Measures to minimise and/or limit any impact on the local environment, including the Area of Outstanding Natural Beauty had been considered through the design and landscaping scheme or had been included in the form of conditions.
- The application was in accordance with the National Planning Policy Framework and the Local Plan.
- The Southern Connector Road formed part of a carefully considered highways improvement plan.
- The proposed application including provision for footpaths and cycleways.
- The application formed part of Swindon's sustainable development strategy and also including a substantial tree planting programme and would not prejudice the delivery of the Wiltshire and Berkshire Canal.

No verbal representations opposing the application were made at the meeting however a number of landowners had raised objections in relation to the location, design of the application and access to adjoining land.

Resolved - That the Head of Planning, Regulatory Services and Heritage be authorised to grant planning permission subject to:

(a) The planning conditions set out in this report, with delegated authority to make reasonable amendments, additions or omissions to those conditions before issuing formal consent as may be necessary; and,

(b) The agreement of strategic highway matters with Highways England, as outlined within Paragraph 8.44 of this report.