MONKTON COMBE PARISH COUNCIL
PLANNING UPDATE – MEETING 8th JULY 2025

APPLICATIONS RECEIVED

25/02102/TCA - Land At Combe Grange, Shaft Road, Monkton Combe, Bath - Cherry (T1) - Reduce by 2m.

25/02028/FUL - Little Dale , Mill Lane, Monkton Combe, Bath BA2 7HD - Erection of 2 storey side extension following demolition of existing garage, link and outbuilding.

25/01804/LBA - Combe Hill House, Brassknocker Hill, Monkton Combe, Bath BA2 7HU - Internal and external works to improve accessibility and energy efficiency.

25/01778/FUL - Rivendell , Mill Lane, Monkton Combe, Bath BA2 7HD - Partial demolition of existing glazed conservatory to rear of property and construction of new garden room with solid roof and associated internal and external works.

DECISIONS PENDING

25/01377/LBA - Combe Hill House , Brassknocker Hill, Monkton Combe, Bath BA2 7HU- Repair vehicle impact damage to boundary wall.

PLANNING DECISIONS by B&NES & WILTSHIRE

25/02102/TCA - Land At Combe Grange, Shaft Road, Monkton Combe, Bath - Cherry (T1) - Reduce by 2m. **NO OBJECTION**

25/01395/TCA - Street Record, Mill Lane, Monkton Combe, Bath And North East Somerset T2 Cherry Tree, T8 Purple Cherry Plum, G10 2 x Cherry Trees and T11 Fastigate Beech - Remove. Five trees will be replanted. Line of trees - prune to provide a minimum 1m clearance area from the edge of a verge. **No Objection**

25/00194/COND - Mount Pleasant Quarry, Mount Pleasant, Monkton Combe, Bath - Discharge of conditions 12 Contaminated Land - Investigation and Risk Assessment (Pre-commencement), 13 (Contaminated Land - Remediation Scheme (Pre-commencement)) and 18 (Rainwater Harvesting (Pre-occupation)) of application 24/01952/VAR (Variation of conditions 7 (External & Internal Lighting) and 28 (Plans List) of application 22/04505/FUL (Erection of four dwellings and associated access, landscaping works and ancillary development following demolition of existing buildings, retention of two buildings as bat roosts)). **Condition Discharged**

PLANNING APPEALS NONE

ENFORCEMENT UPDATE

Oldfield RFC Car Park arrangements with Wessex water to park 50 vehicles during the working day – Referral to Planning Enforcement to check conformity with Planning and Highways regulation.

OTHER PLANNING MATTERS TO REPORT

- **B&NES New Local Plan Consultation Events** – Any Report
- **Local Plan: Housing Development Boundary Review** – Required by Wednesday 6th August.
- **The Somerset Coal Canal provisions within the new Local Plan**