

## COMMENTS SENT TO BCC FOLLOWING PAG MEETING ON 3 AUGUST 2015.

### Application Summary

**Address:** 25 Portland Square Bristol BS2 8NN  
Proposed 14 no. residential apartments ( Use Class C3) with associated internal and external works. Retention and relocation of recording studio at basement level.

**Proposal:** Demolition of lift motor room and rear build out. Construction of front Mansard roof extension, rear flat roof extension and rear extension with new facade to Chapter Street. Installation of 28no. PV panels on rear flat roof.

**Case Officer:** Kevin Morley

[Click for further information](#)

### Customer Details

**Name:** Mr John Payne  
**Email:** johnpayne997@btinternet.com  
**Address:** 53 Zetland Road, Redland, Bristol, Bristol BS6 7AJ

### Comments Details

**Commenter Type:** Amenity - Residents Group

**Stance:** Customer objects to the Planning Application

#### Reasons for comment:

**Comments:** Bristol Civic Society supports the proposed residential use, the removal of the lift motor room and the treatment of the south elevation to Portland Square. However, the Society does have some concerns about the proposal. In particular, we consider that the extension and north elevation to Chapter Street are inconsistent with the character of this Grade I Listed Building and that they neither preserve nor enhance the character of the Conservation Area. They do not reflect the architectural context provided by surrounding buildings. The Society is also concerned about the level of amenity space provided and whether it is sufficient to provide a satisfactory living environment for future occupants.

## Application Summary

**Address:** Bristol Entertainment Centre Frogmore  
Street Bristol BS1 5NA

**Proposal:** Two illuminated signs.

**Case Officer:** Susannah Pettit

[Click for further information](#)

## Customer Details

**Name:** Mr John Payne

**Email:** johnpayne997@btinternet.com

**Address:** 53 Zetland Road, Redland, Bristol, Bristol  
BS6 7AJ

## Comments Details

**Commenter Type:** Amenity - Residents Group

**Stance:** Customer objects to the Planning  
Application

**Reasons for comment:**

**Comments:** Bristol Civic Society objects strongly to sign 1, the large high level, internally illuminated sign on the south east elevation. This sign measures 7.2 metres in height by 2.25 metres. Its base is 16.1 metres above ground level. It would dominate its surroundings and be harmful to the amenity of the area and. in particular, the character of the Conservation Area. As it would be internally illuminated, it would be especially conspicuous at night time. The Society has no objection to the proposed fascia sign, sign 2.

## Application Summary

**Address:** 152 St Michaels Hill Bristol BS2 8DA

**Proposal:** Demolition of existing roof. Replacement mansard roof, with dormer windows.

**Case Officer:** No case officer assigned

[Click for further information](#)

## Customer Details

**Name:** Mr John Payne

**Email:** johnpayne997@btinternet.com

**Address:** 53 Zetland Road, Redland, Bristol, Bristol BS6 7AJ

## Comments Details

**Commenter Type:** Amenity - Residents Group

**Stance:** Customer objects to the Planning Application

**Comments:** Whilst recognising that this proposal is an improvement on the previous application, Bristol Civic Society still has some concerns about it. This corner site is very conspicuous from the north west and the Society remains of the opinion that, viewed from this direction, the proposed extension would harm the character of the Conservation Area. The proposed dormer windows, in particular, jar with the alignment of fenestration on the rest of the building.

# Comments for Planning Application 15/03524/P

## Application Summary

Application Number: 15/03524/P

Address: Land To The Rear Of 50 Old Market Street St Philips Bristol BS2 0ER

Proposal: Outline Application - Demolition of the existing warehouse and erection of a three storey

building comprising 6 no. student apartments (sui generis), including bin and cycle store, ( Access,

Appearance, Layout and Scale to be considered).

Case Officer: Ben Burke

## Customer Details

Name: Mr John Payne

Address: 53 Zetland Road, Redland, Bristol, Bristol BS6 7AJ

## Comment Details

Commenter Type: Amenity - Residents Group

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Bristol Civic Society has no objection in principle to the use of this site for residential

purposes. However, the Society does object to this application. The proposal would provide

accommodation for 27 students which the Society considers to be an over intensive use of the

site. Coupled with the dearth of amenity space, we consider that this would not provide an

adequate living environment. The intensity of use, limited amenity space and design of the

proposed building neither preserve nor enhance the character of the Conservation Area. The

Society also questions the suitability of this location for student accommodation.

## Application Summary

**Address:** The Crescent Centre Temple Back Bristol  
BS1 6EZ

**Proposal:** Erection of an internally illuminated feature "rusted appearance" perforated metal screen to cover the entire height of that part of the eastern front building elevation. that is currently blank with the property's name to be picked out by cut out letters in the screen which will be constructed of corten steel.

**Case Officer:** Rob McGovern

[Click for further information](#)

## Customer Details

**Name:** Mr John Payne  
**Email:** johnpayne997@btinternet.com  
**Address:** 53 Zetland Road, Redland, Bristol, Bristol  
BS6 7AJ

## Comments Details

**Commenter Type:** Amenity - Residents Group

**Stance:** Customer objects to the Planning Application

**Reasons for comment:**

**Comments:** There are no documents available to support this application. On the basis of documents supporting 15/03401/F, however, Bristol Civic Society would object to the proposed illuminated feature. The size of the backlit "CRESCENT" lettering is a particularly dominant feature. The Society considers that the material, size and illumination of this feature would harm the character of the Conservation Area.

Please notify the Society when the supporting documents for this application are available.

## Application Summary

**Address:** 32 Frogmore Street Bristol BS1 5NA

**Proposal:** Construction of a new second floor level and a new pitched roof with central flat roof section and associated external alterations. Use of building as a house in multiple occupation.

**Case Officer:** Rob McGovern

[Click for further information](#)

## Customer Details

**Name:** Mr John Payne

**Email:** johnpayne997@btinternet.com

**Address:** 53 Zetland Road, Redland, Bristol, Bristol BS6 7AJ

## Comments Details

**Commenter Type:** Amenity - Residents Group

**Stance:** Customer made comments neither objecting to or supporting the Planning Application

**Reasons for comment:**

**Comments:** Bristol Civic Society agrees with the comment already made regarding overlooking from the rear windows. Otherwise, the Society has no issues with this application.