

**COMMENTS SENT TO BRISTOL CITY COUNCIL FOLLOWING THE PAG MEETING ON 26 OCTOBER.**

**Application Summary**

**Address:** Unit SU21 Cabot Circus Bristol BS1 3BH  
Internally illuminated fascia sign, polished s/s box letters with red led projecting strip. Mounted externally, internally illuminated typewriter style cafe sign, mounted internally. Internally illuminated 'Foyles' sign, polished s/s box letters with red led projecting strip. Mounted internally.  
**Proposal:** Internally illuminated sign, polished s/s box letters with red led projecting strip. Mounted internally. Projecting signs as existing with new face panels.

**Case Officer:** Amy Prendergast

[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 does not object in principle to a sign of this type in the window but suggests a less intrusive form of illumination than the red LED strip proposed.

## Application Summary

**Address:** Land At Junction Of Goolden Street And Bathwell Road Bristol

**Proposal:** Construction of 9 no. flats with associated parking and landscaping.

**Case Officer:** Jaymi Cue

[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 would not object, in principle, to a residential development on this site. However, the Society objects strongly to this proposal. Firstly, the development would be a considerable over development of the site. It would comprise 9 flats in 3/4 storeys. Little amenity space would be left resulting in a poor living environment for future occupants. Development at this density would also put pressure on on-street parking provision. The proposal would be harmful to the character of the area by virtue of its height, flat roofed design and choice of materials. A more modest scheme in keeping with the character and grain of the area could be acceptable.

# Comments for Planning Application 15/04336/F

## Application Summary

Application Number: 15/04336/F

Address: 47 Zetland Road Bristol BS6 7AJ

Proposal: Student accommodation comprising 3 buildings. Renovation of 47 Zetland Road, and

new-build on 47 and 47a Zetland Road, with demolition of annexe at back of 47 Zetland Road and

demolition of all buildings 47a Zetland Road.

Case Officer: Lewis Cook

## Customer Details

Name: Mr Stephen Wickham

Address: 201 Coronation Road Bristol

## Comment Details

Commenter Type: Amenity - Residents Group

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Bristol Civic Society strongly objects to this proposal which overdevelops the site and

harms the conservation area.

The proposal as a whole is far too intensive for the site. Much of the potential amenity space is

taken by buildings proposed on the southern edge of the site. These, in addition to the street

frontage proposals, would provide 41 units of accommodation. This density of development would

increase noise disturbance for neighbours and, with only three parking spaces provided, put

unreasonable pressure on on-street parking spaces.

The density of development, lack of amenity space and apparent absence of management of the

accommodation is likely to result in a poor living environment for future residents of the

accommodation.

The proposal would increase over-looking of neighbouring gardens. The main building is four

storeys of individual units. In addition, the proposed building on the southern edge is three storeys.

Gardens would be overlooked from two directions.

On the Zetland Road frontage, there should be a more gradual step down of building heights to

reflect the slope of Zetland Road and the physical character of the Conservation Area. In addition

the appearance of the uphill sidewall actually on the site boundary gives the impression from

several public angles in Zetland and Northumberland rd of being terraced into the adjacent Villa

(#49?) It dominates 49 and obscures light, creates a potential wind tunnel etc.

Whilst an appropriate residential development could improve and enhance the character of the

Conservation Area, this proposal would harm it, be harmful to the amenity of neighbouring dwellings and would result in a poor living environment for future residents of the accommodation.

## Application Summary

**Address:** Land At Junction Of Goolden Street And Bathwell Road Bristol

**Proposal:** Construction of 9 no. flats with associated parking and landscaping.

**Case Officer:** Jaymi Cue

[Click for further information](#)

## Customer Details

**Name:** Mr John Payne

**Email:** johnpayne997@btinternet.com

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## Application Summary

**Address:** Thomas Chattertons House Redcliffe Way  
Bristol BS1 6NL

**Proposal:** Two illuminated signs showing name of proposed premises (Cafe) including hanging sign.

**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:** Bristol Civic Society objects strongly to the proposed signs. The two bright green internally illuminated box signs would be particularly harmful to the appearance of this Listed, famous building and, because they are mounted 4.5 and 4.6 metres above ground level they would be harmful to the amenity of the area.

## Application Summary

**Address:** 129B Bishop Road Bristol BS7 8LX

**Proposal:** Proposed front and rear roof extensions.

**Case Officer:** Ken Reid

[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 does not object, in principle, to the proposed extension but suggests that the character of the street scene would be better served without dormer windows on the front elevation.

**NB.** The council was not taking comments on 15/04849/COND – Blackboy Service Station.