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| **COMBE HAY PC** | **PLANNING SUMMARY** |  |
| **Application No. consultation date,**  **address** | **Description, planning officer** | **B & NES decision**  CHPC recommendation |
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| 21/04692/FUL Uphill, The Lower Lane, Combe Hay, BA2 7EG | Two proposed windows to the facades of the existing main residence  Case officer: Christine Moorfield  Expiry for consultation: 25/11/2021 |  |
| 21/04661/FUL 21/04662/LBA 2 Rose Cottages, The Lower Lane, Combe Hay BA2 7EQ | Replacement roof to existing rear extension External alterations for the replacement . . .  Case officer: Caroline Power  Expiry for consultation: 25/11/2021 |  |
| 21/04481/TCA  Uphill, The Lower Lane, Combe Hay, BA2 7EG | Ash (T1) - Ash Dieback - Remove.  Case officer: Jane Brewer  Expiry for consultation: 27/10/2021 |  |
| 21/03978/FUL Yard To North East Of The Firs Fosseway Environment Park Englishcombe Bath | Erection and siting of fibre exchange telecommunications infrastructure to provide a full fibre (gigabit) to the premises service. | **Permit**  Parish Council: leave to the officer |
| 21/03950/TCA  Uphill The Lower Lane Combe Hay BA2 7EG | Goat willow (T1) – remove; Bird cherry (Prunus and 2no. juvenile ash (G1) – remove;  Ash and sycamore (G2) - 3m reduction;  Hornbeam(G3) - 4m reduction |  |
| 21/03770/M6A  Parcel 4234, Combe Hay Lane, Combe Hay | Deed of variation to the s106 attached to 17/02588/EFUL  Case officer: Chris Griggs-Trevarthen  Expiry for consultation: 30/08/2021 |  |
| 21/03543/FUL & 3544/LBA  We 21/03978/FUL sthill House, The Lower Lane, Combe Hay BA2 7EG  Uphill The Lower Lane Combe Hay Bath Bath And North East Somerset BA2 7EG | Replace the existing garage and front door, incorporate garden safety railings between the parking space and 1m drop planting, replace and relocate portable potting shed at the rear side of the garage and introduce a screening fence for bins. Case officer: Ben Burke  Expiry for consultation: 03/09/2021 | **Permit & Consent**  Parish Council: support |
| 21/03514/D6A  Parcel 4234, Combe Hay Lane, Combe Hay, Bath, Bath And North East Somerset, | Discharge of planning obligation Schedule 5 part 5 (3, 4 and 6) (Targeted Recruitment and Training) of application 17/02588/EFUL  Case officer: Chris Griggs-Trevarthen  Target decision: 17/08/2021 | **Condition discharged** |
| 21/03452/TCA  Uphill, The Lower Lane, Combe Hay BA2 7EG | T1 - 4m Height reduction, 1m Spread reduction - maintain suitability of tree in its location Hazel Hedge - T2 - 4m height reduction with some coppicing to promote lower regrowth. Willow Hedge - T3 - Coppice - promote lower growth.  Case officer: Jane Brewer  Expiry for consultation: 11/08/2021 | **No objection**  Parish Council: support (delegated) |
| 21/03211/COND Parcel 4234, Combe Hay Lane, Combe Hay, | Discharge of conditions 4 (Arboricultural Method Statement), 6 (Drainage) and 18 (Hard Landscaping) of application 17/02588/EFUL. (Full planning permission for the erection of 171 residential units, open space, green infrastructure, landscaping and associated works including provision of vehicular access from Combe Hay Lane) Case officer:  Expiry for consultation: | Parish Council: made observations, primarily on drainage |
| 21/02813/FUL Parcel 6600, Fosseway, Englishcombe, Bath, | Reprofiling of land for the purposes of agricultural improvement and provision of bee hives  Case Officer: Emma Watts | Parish Council object (delegated) |
| 21/02709/FUL Rectory House, Anchor Lane, Combe Hay BA2 7EG | Erection of single story side extension to replace existing conservatory, replacement balustrade to existing south elevation terrace and new terrace doors. Case Officer: Christine Moorfield Expiry for Consultation 22/07/2021 | **Permit**  PC: support |
| 21/02445/COND Parcel 4234, Combe Hay Lane, Combe Hay | Discharge of conditions 3 and 11 of application 17/02588/EFUL (Full planning permission for the erection of 171 residential units, open space, green infrastructure, landscaping and associated works including provision of vehicular access from Combe Hay Lane) | **Condition discharged** |
| 21/02440/AR Parcel 4234, Combe Hay Lane, Combe Hay | Installation of 2 No. panel sign boards by Combe Hay Lane, at new junction consented under 17/02588/EFUL | **Consent**  Parish Council: leave to officer |
| 21/02360/TCA Rectory Cottage,  Combe Hay BA2 7EG | Various tree works as detailed in the application | **Consent**  Parish Council: support |
| 21/02219/COND  Parcel 4234, Combe Hay | Discharge of Conditions 2 (Construction Environmental Management Plan) 7 (Contaminated Land - Investigation and Risk Assessment), 8 (Contaminated Land - Remediation Scheme), 16 (Archaeology - Controlled Excavation), 18 (Landscaping), 20 (phasing plan) and 21 (Landscape and Ecological Management Plan) of application 17/02588/EFUL |  |
| 21/02214/EVAR  Parcel 4234, Combe Hay Lane | Variation of Condition 24 (Plans List) of application 17/02588/EFUL |  |
| 21/02160/CONDLB  2 Manor Farm Cottages, Anchor Lane, Combe Hay, BA2 7EH | Discharge of conditions 3 (Sample Panel of Materials) and 4 (Details of restored/rebuilt boundary walling) of application 17/01709/LBA allowed on appeal 09/05/2019 (Interior and exterior alterations (part retrospective), including a two-storey extension and partial demolition of rear boundary wall to create a vehicle access). |  |
| 21/02123/FUL & 2124/LBA  Westhill House, The Lower Lane, Combe Hay, BA2 7EG | Glass link extension between existing office and utility room. Replace window. Subdivide existing office. Install timber gates and pillars to front vehicular entrance (to include realignment of part of front boundary wall) and extend stone wall to side boundary. | **Permit/consent**  PC: support |
| 21/02021/TCA The Old Rectory, Anchor Lane, Combe Hay BA2 7EG | Ash T1, T2, T3, T4 - remove to ground level | **No objection**  PC: support |
| 21/01839/ELEC  2 Manor Farm Cottages, Anchor  Lane, Combe Hay BA2 7EH | To move 1 electricity pole approx. 10m to new position | **No objection**  PC: support |
| 21/01606/TCA  Hen And Chicken Court, Anchor Lane, Combe Hay BA2 7EG | Sycamore T1 - Crown lift branches over service lines by 2-3 metres Sycamore T2 - Remove back stem and reduce crown by 2 metres | **No objection** |
| 21/01296/COND  2 Manor Farm Cottages, Anchor Lane, Combe Hay BA2 7EH | Discharge of conditions 3 and 4 of application 17/01708/FUL allowed on appeal 09/05/2018 (Interior and exterior alterations, including a two-storey extension and creation of new vehicle access) |  |
| 21/00855/TC5 2 Manor Farm Cottages, Anchor Lane, Combe Hay, BA2 7EH | T1 (Beech) - Fell. To be replaced with new Beech tree | **TP5/TC5 Exempt from consent** |
| 21/00804/TCA Stradling House, Backy Hill, Combe Hay BA2 7EG | T1 - Ash - Remove to ground level. T2 - Robinia - Removal of lower branch extending towards neighbouring property back to main stem T3 - Ash X3 - Removal to ground level T4 - Yews X3 - 5m Crown lift T5 - Yew - Removal of 2 Side leaders (starting at 5m) to leave one central stem T6 - Yew X4 at end of drive - 5m crown lift T7 - Yew at final turning point of drive - 5m crown lift T8 - Beech 2m from corner of Bedroom - Remove to ground level T8 - Beech that has grown one sided due to T8. - 6m reduction in height, removal of SE facing extended branch back to stem. 4m reduction of spread. | **No Objection**  (PC: leave to the officer) |
| 20/04825/D6A Parcel 4234, Combe Hay Lane, Combe Hay | Discharge of planning obligation Schedule 1 Part 4d clause 20 (Written Scheme of Investigation). of the Section 106 attached to Planning Permission 17/02588/EFUL (Full planning permission for the erection of 171 residential units, open space, green infrastructure, landscaping and associated works including provision of vehicular access from Combe Hay Lane) |  |
| 20/04647/D6A Parcel 4234, Combe Hay Lane, Combe Hay | Discharge of planning obligation at paragraph 6 of Part 4b Schedule 1 of the s106 attached to 17/02588/EFUL (approval of allotment land location). | **Refuse** |
| 20/03900/AGRN  Woodland Farm, Old Bath Road, Combe Hay BA2 7EG | Installation of gateway. Case officer: Robert Warren | **Agricultural Prior Approval NOT Required** |
| 20/03858/TCA  Westhill House The Lower Lane Combe Hay BBA2 7EG | Conifer (T1) - Fell  Acer (T2) - 2m height reduction and reshape  Case Officer Jane Brewer | **No Objection** |
| 20/03825/FUL Upper Tunnel Farm Browney Lane Combe Hay | Erection of 1no 3 bed dwelling and associated works following demolition of existing B8 building. Case Officer: Nicola LIttle | **Permit**  (PC: support, with design reservations, if isolation question resolved) |
| 20/03518/TCA Watercress Cottage, Anchor Lane, Combe Hay, BA2 7EG | Sycamore (T1) - fell to ground level 2no. Birch (T2, T3) - reshape to past approved pruning points Box elder (T4) - side reduce by 2m | **No objection**  Leave to officer (delegated) 21.10.2020 |
| 20/03251/CLPU  The Lodge, Combe Hay Lane, C.H. BA2 8RD | Use of land within the curtilage of a dwellinghouse for the stationing of a Shepherds Hut (Caravan) for use as an artists’ studio ancillary to the dwellinghouse (Certificate of Lawfulness for a Proposed Development). | PC: Leave to the officer |
| 20/02899/TC Combe Hay Manor Backy Hill Combe Hay BA2 7EG | T7 to T16. Ash-Fell.  Officer: Jane Brewer | **No objection**  18.09.2020  PC: Leave to the officer |
| 20/02891/TC  Stony Lane (Combe Hay Parish Council) | T17.Cherry-Fell.  Officer: Jane Brewer | **No objection**  18.09.2020  PC: Leave to the officer |
| 20/02890/TC  Combe Hay Manor Backy Hill C.H. BA2 7EG | T1. Weeping Ash-Fell.  T2 to T4. Ash-Fell.  T5 and T6. Elm-Fell. Officer: Jane Brewer | **No objection**  18.09.2020  PC: Leave to the officer |
| 20/1391/TCA  16.04.20  Westhill House, Lower Lane, Combe Hay, BA2 7EG | Douglas Fir (T1) – Fell  Officer: Jane Brewer |  |
| 20/00643/CLEU 17.02.20  Upper Tunnel Farm, Browney Lane, Combe Hay | Buildings and land use for storage (use class B8) (Certificate of Lawfulness for an Existing Use)  Officer: Nicola Little | **Lawful** 9.4.20  Support (delegated) |
| 20/00256/FUL 22.01.20  1 Croft Cottages, The Lower Lane, Combe Hay, BA2 7EG | Erection of basement and ground floor rear extension  Officer: John Davey | Support (delegated), subject to the following being addressed.  Drainage: the present  one pipe allows rainwater to overflow into the gravel. Due to the levels, it is understood the water then overflows into a shed at 2 Croft Cottages. The extra force from a higher level will add to the problem. Maintenance: the gap between the properties must be sufficient to allow for proper maintenance |
| 20/00092/SCOPE 10.01.20  Parcel 4234, Combe Hay Lane, Combe Hay, Bath | Request for scoping opinion for a hybrid planning application for full planning permission for a road linking the residential development to Sulis Manor Road/Combe Hay Lane and outline planning permission for the development of up to 350 dwellings, allotments, open space and associated infrastructure at Sulis Down. Officer: Tessa Hampden |  |
| 19/05349/NMA,  11.12.19  Smithy House, Flower's Hill, Combe Hay BA2 7EG | Non-Material Amendment to application 19/02928/FUL | **Approve**  PC not consulted |
| 19/04741/COND 31.10.19  Smithy House, Flower's Hill, Combe Hay BA2 7EG | Discharge of condition 5 of application 19/02928/FUL (Demolition of 2no existing lean-to extensions and erection of 1no single storey and 1no two storey rear and side extensions, conversion of the loft and dormer windows, insertion of window openings and associated works (Resubmission) (Part retrospective)). | **Condition discharged**  PC not consulted |
| 19/04564/FUL 18.10.19  Cromwell Farm , Combe Hay Lane, Combe Hay BA2 8RF | Erection of a dairy and agricultural storage building (Retrospective).  Officer: Rae Mepham | 19.072a Object 20.11.19  Combe Hay Parish Council objects to the proposal for a permanent dairy when permission 17/06011/FUL for erection of a temporary rural worker’s dwelling, of which the dairy was originally intended to be part, was for three years only. If time-limited permission, linked to that for the temporary dwelling, were to be sought, this objection would fall.  The parish council also objects on the grounds that the temporary dwelling is sited higher on the land than the permission allows. If the home is moved, the dairy site should be moved as well. |
| 19/04555/TCA 18.10.19  Combe Hay Manor Backy Hill, Combe Hay BA2 7EG | T1 - Horse Chestnut – fell; T2 - Lime – fell; T3 - Willow – fell; T4 - Ash - fell  Officer: Jane Brewer | **No objection**  19.072a Support 20.11.19 |
| 19/04217/TCA  26.9.19  2 Manor Farm Cottages, Anchor Lane, Combe Hay BA2 7EH | G1 Conifer Group – Remove Hazel (T1) - Fell Hazel, Ivy, Elder (T2) – Fell  Officer: Jane Brewer |  |
| 19/03543/COND  7.8.19  Graden Farm Cottage, Wycotte Hill, Combe Hay BA2 8RE | Discharge of condition 6 of application 17/04882/FUL (Demolition of existing cottage and erection of a replacement dwelling (Resubmission).) | **Condition Discharged/Obligation**  PC not consulted |
| 19/03330/TCA  24.7.19  Rectory Cottage, Anchor Lane, Combe Hay BA2 7EG | Common ash (T2) – fell  Officer: Jane Brewer | **No objection**  19.051a Support 7.8.19 |
| 19/03240/FUL  24.7.19  Cotte Farm, Anchor Lane, Combe Hay BA2 7EG | Conversion of barn to ancillary accommodation with associated alterations and terracing the yard.  Officer: Rae Mepham | **Approve**  19.072a Support revised proposal 20.11.19  Combe Hay Parish Council supports this revised proposal but is concerned about the parking and access arrangements. It would prefer parking to be specifically allocated in the existing car park. If the planning officer is minded to recommend approval of the parking arrangements, then the parish council would wish visibility to be improved both at the exit from the property and at the junction of Balls Lane (‘the track’) with Anchor Lane.  19.051a Support 7.8.19 |
| 19/03009/COND  4.7.19  Graden Farm Cottage, Wycotte Hill, Combe Hay BA2 8RE | Discharge of condition 5 of application 17/04882/FUL (Demolition of existing cottage and erection of a replacement dwelling. (Resubmission) | **Condition Discharged/Obligation**  PC not consulted |
| 19/02928/FUL  Smithy House, Flower's Hill, Combe Hay BA2 7EG | Demolition of 2no existing lean-to extensions and erection of 1no single storey and 1no two storey rear and side extensions, conversion of the loft and dormer windows, insertion of window openings and associated works (Resubmission) (Part retrospective) | **Permit** |
| 19/01775/FUL  29.06.19  Manor Side, Anchor Lane, Combe Hay, BA2 7EG | Replacement of sewage treatment plant and associated patio works. | **Permit**  19.031a support 15.5.19 |
| 19/00962/FUL  12.3.19 Vineyard, Woodland Farm, Old Bath Road, Combe Hay |  | **Permit**  19.017a support with condition 19.3.19 |
| 19/00322/TCA Stradling House, Backy Hill, Combe Hay BA2 7EG | 1x Ash - remove | **No objection** |
| 18/05326/REM 5.12.18  Smithy House Flower's Hill Combe Hay BA2 7EG | Removal of condition 2 and 3 for application 18/00750/FUL (Demolition of 2no existing lean-to extensions and erection of 1no single storey and 1no two storey rear and side extensions, conversion of the loft and dormer windows, insertion of window openings and associated works). Resubmission. New plans posted 23.8.19 | **Permit**  19.059a support with conditions 18.9.19 |
| 18/05324/FUL 5.12.18  Smithy House Flower's Hill Combe Hay BA2 7EG | Erection of an oak framed garage with store & associated access. (Resubmission) | **Refuse** |
| 18/04862/TCA 31.10.18 Stradling House Backy Hill Combe Hay  BA2 7EG | 3x Red Western Cedar - remove | **No objection**  (18.087 support 21.11.18) |
| 18/04708/TCA 22.10.18  Manor House Farm, Backy Hil,l Combe Hay BA2 7EG | T1 -T11 Group of 11 lime trees, deadwood, crownlift to 5 metres over road and crown thin crowns by 15%. | **No objection**  (18.087 support 21.11.18) |
| 18/04117/FUL 17.9.18 Hillside Cottage Old Fossway Dunkerton Bath BA2 8BR  *Neighbouring parish; eastern boundary abuts Combe Hay* | Garage conversion with the installation of a window to replace garage door. Erection of a first-floor side extension (above garage) with 2x windows, 1x side window, Juliet Balcony & 2x roof lights. Case Officer: Dominic Battrick | **Permit**14.12.18  (Leave to Dunkerton PC) |
| 18/03945/FUL 10..9.18 Cromwell Farm Combe Hay Lane Combe Hay BA2 8RF | Additional use of the existing agricultural storage building for livestock housing. Rae Mepham | **Permit** 6.11.18  (18.072 object 19.9.18) |
| 18/03512/FUL  24.08.18  Smithy House Flower's Hill Combe Hay BA2 7EG | Erection of single storey studio and carport with associated access.  Dominic Battrick | **Withdrawn** |
| 18/03117/AR  25.7.16 Field between Fosseway & Combe Hay Lane, Odd Down | Installation of lettering on two elevations of the facade, a modular main entrance sign and banner frame to land to front of building.  Samantha Mason | **Permit** 18.9.18 |
| 18/01288/FUL  29.3.18  Glendower Anchor Lane Combe Hay BA2 7EG | Erection of a two-storey front extension, single-storey rear extension and external redressing of envelope (Resubmission) | **Permit**  support |
| 18/01068/FUL  22.3.18  Parcel 6600 Fosseway Englishcombe Bath | Re-profiling land for the purposes of agricultural improvement.  Tim Pearce | (18.025 oppose 28.3.18) |
| 18/00750/FUL 21.02.18  Smithy House Flower's Hill Combe Hay BA2 7EG | Demolition of 2no existing lean-to extensions and erection of 1no single storey and 1no two storey rear and side extensions, conversion of the loft and dormer windows, insertion of window openings and associated works. Alice Barnes | **Permit**  (18.025 oppose 28.3.18) |
| 17/06011/FUL Cromwell Farm, Combe Hay Lane, Combe Hay, BA2 8RF | Erection of a temporary (3 year) rural workers dwelling | **Permit** 15.3.18  (CHPC object) |
| 17/05861/AR 8/12/16  Car Park Odd Down Park & Ride Odd Down | Erection of 1 no. wall mounted non-illuminated 6 sheet poster display and 1 no. floor mounted illuminated digital display totem.  Christine Moorfield |  |
| 17/05596/FUL 20.11.17  Glendower Anchor Lane Combe Hay BA2 7EG | Erection of a two storey front extension and external redressing of envelop. | **Permit** 15.1.18 |
| 17/04882/FUL  11.10.17  Graden Farm Cottage Wycotte Hill Combe Hay BA2 8RE | Demolition of existing cottage and erection of a replacement dwelling. (Resubmission)  Rae Mepham | **Permit** 18.1.18  **Non-material amendment approved** 12/19 |
| 17/02660/CLPU  Cotte Farm, Anchor Lane, Combe HayBA2 7EG | Conversion of ground floor of domestic outbuilding into living space with replacement windows and doors (Certificate of Lawfulness for a Proposed Development). Rae Mepham | **Refused**  (Comment not invited) |
| 17/02588/EFUL  22.6.2017  Parcel 4234, Combe Hay Lane, Combe Hay, Bath, | Erection of 173 residential units, open space, allotments, green infrastructure, landscaping and associated works including provision of vehicular access from Combe Hay Lane.  Gwilym Jones | (17.69a oppose 19/07/17) |
| 17/02332/CLPU  Graden Farm Cottage, Wycotte Hill, Combe Hay, BA2 8RE | Erection of a rear conservatory extension (Certificate of Lawfulness for a proposed development). Rae Mepham | **Refused**  (Comment not invited) |
| 17/02201/FUL 24/05/2017  2 Croft Cottages The Lower Lane Combe Hay BA2 7EG | Erection of first floor extension and alterations to allow access to garden from first floor. Alice Barnes. | **Permit**  (17.62a support 13/06/17) |
| 17/01789/REG03  13.4.2017  Odd Down Park & Ride Car Park Odd Down Bath | Relocation of two 6m CCTV columns within existing Park and Ride site. Emma Hardy | **Permit**  (17.53a support 17/05/17) |
| 17/1709/LBA revised  08/08/2017  17/1708/FUL & 17/1709/LBA  02/05/2017  2 Manor Farm Cottages, Anchor Lane, Combe Hay, Bath BA2 7EH | Interior and exterior alterations, including a two-storey extension (part retrospective) and partial demolition of rear boundary wall to create a vehicle access. Emma Hardy | Revision 8/8/17: leave to officer.  Support  **Refused** 19.10.17  **Appeal 3192340**  **Allowed** 9.5.18 17/1708/FUL  17/1709/LBA not appealed  17/1709/LBA appealed subsequently **PP/F0114/Y/18/3204491**  **Allowed** 9.5.19 ✓ |
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| 17/01615/OUT  05/04/2017  Agricultural Storage Building Wycotte Hill Combe Hay Bath | Erection of an agricultural dwelling;  Emma Hardy | (17.35a leave to officer 13.4.17) |
| 17/00858/FUL  01/03/2017 Fosseway Environment Park, Fosseway , Bath BA2 8PD | Proposed erection of reception building, provision of car parking and weighbridge and erection of lighting column. Martin Almond | **Permit**  27.09.17  (17.26a leave to officer  09/02/2017) |
| 17/00583/FUL 08/02/2017 Graden Farm Cottage, Wycotte Hill, Combe Hay, BA2 8RE | Demolition of existing cottage and erection of a replacement dwelling. Rae Mepham | **Withdrawn** 07.04.2017  17.26(a) support  08/03/2017 |
| 17/00301/TCA 23/01/2017  2 Manor Farm Cottages  Anchor Lane Combe Hay  BA2 7EH | 1x Small Conifer - remove at the front of the property. Officer: Jane Brewer | **No objection** 17.16 support  08/03/2017 |
| 16/06148/COND  Smithy House, Flower's Hill,  Combe Hay, BA2 7EG | Discharge of conditions 2 (materials) and 4 (Construction Management Plan) of application 16/00344/FUL | **Condition discharged**  N/A |
| 16/06208/FUL  29/12/2016 Rowley House Rowley Farm  Lane Combe Hay BA2 7EF | Erection of single storey oak framed orangery extension to rear and open sided oak framed porch to front. Officer: Emma Hardy. | **Permit** 16/02/2017  17.05(a) support  10/01/2017 |
| 16/06049/FUL  13/12/2016 Cromwell Farm, Combe Hay  Lane, Combe Hay, BA2 8RF | Temporary (3 years) siting of a static caravan for use as an agricultural workers' dwelling. Officer: Alice Barnes. | **Withdrawn**  17.05(a) oppose+ reasons  10/01/2017 |
| 16/06010/AR 12/12/2016  Odd Down Park & Ride  Roundabout, Fosseway, Bath | Display of 4no. non-illuminated free standing aluminium signs to be secure to the ground by two aluminium posts. Officer: Emma Hardy | **Consent** 02/02/2017  17.05(a) support  10/01/2017 |
| 16/06016/TCA  12/12/2016 Combe Hay Manor, Backy Hill, Combe Hay, BA2 7EG | 1. Beech - Reduce crown by 15-20%2. Lime - Pollard to previous pruning points3. Lime - Pollard to previous pruning points4. Willow - Fell remaining stem following storm damage5. Holly - Reduce crown to clear church roof and parapet. Leylandii - Fell and replace with smaller species. Officer Jane Brewer | **No objection** 18/01/2017  Support 10/01/2017 |
| 16/05235/SCOP Parcel 4234, Combe Hay Lane, Combe Hay, Bath | Request for scoping opinion for development at Land West of Sulis Manor. | **Scoping opinion adopted**  N/A |
| 16/04936/NMA Smithy House, Flower's Hill,  Combe Hay, BA2 7EG | Non material Amendment to application 16/00344/FUL (Erection of new house in garden of Smithy House) | **Approve**  N/A |
| 16/04894/TCA  The Dormy House, Anchor  Lane, Combe Hay BA2 7EG | 1x Golden Leylandii - remove. 1x Cherry - remove | **No objection**  Support |
| 16/04677/FUL  Uphill The Lower Lane Combe  Hay BA2 7EG | Erection of single storey underground storage/garage area under the front raised lawn and paving. Installation of sewage treatment plant unit following the removal of existing septic tank. | **Permit** 29/11/16  Support + observation |
| 16/04262/SCREN  Parcel 4234, Combe Hay Lane,  Combe Hay, Bath, | Request for Environmental Impact Assessment (EIA) screening opinion for proposed development of up to 200 dwellings. | **EIA is required** |
| 16/03422/ELEC  Croft Cottages, The Lower  Lane, Combe Hay, BA2 7EG | Overhead line works | **No objection**  Non-planning application |
| 16/02897/AGRN  Fosse Cottage, Combe Hay  Lane Combe Hay, BA2 8RF | Erection of a steel frame building with yorkshire board cladding on a concrete base in field | **Agricultural prior approval not required**  Comment not invited |
| 16/02896/AGRN  Fosse Cottage, Combe Hay Lane  CH, BA2 8RF | Erection of an agricultural steel framed storage building, with tin roof and cladding | **Agricultural prior approval not required**  Comment not invited |
| 16/02592/TCA Glendower Anchor Lane Combe  Hay BA2 7EG | 1x Conifer – remove. | **No objection**  16.48 support 16.06.16 |
| 16/02383/FUL & 16/02384/LBA Manor Farm Cottages Anchor  Lane Combe Hay | Rear conservatory, internal alterations to provide ground floor WC, en suite bathroom; new bathroom and dressing room to first floor, new vehicular access to rear garden (Emma Watts)  04/11/16 Revised details:  Internal alterations to provide ground floor WC, provision of en suite bathroom to first floor and new bathroom and dressing room to first floor level, proposed new vehicular access to rear garden | **Withdrawn** 29.11.16  16.48 object  16.06.16  + observations  Objection to new access  proposals + reasons  24.11.16 |
| 16/02275/FUL &  16/02276/LBA  The Old Rectory Anchor Lane  Combe Hay BA2 7EG | Reconstruction of existing conservatory to provide a first floor bathroom. | **Permit (FUL)**  **Consent (LBA)**  16.48 support 16.06.16  + observations |