

# *Montpelier Conservation Group*

## *Minutes of the General Meeting 20 April 2026*

### **1) Minutes of the General Meeting 16 March 2026**

The minutes had been circulated by email and were accepted.

### **2) Matters arising**

None

### **3) Letters sent or received by the Group**

MCG = Montpelier Conservation Group, BCC = Bristol City Council

99 Lower Cheltenham Place – 26/10553/H – MCG to BCC – 31.3.2026 – Comment uploaded to BCC Planning website

### **4) Planning Decisions not Detailed Above**

6 Shaftesbury Avenue - 26/11065/CP - Application for a Lawful Development Certificate for a Proposed Use or Development - Insertion of rooflights to front and rear roof slopes. Removal of rear chimneys.

Decided 14.4.2026 – Certificate of Lawfulness BE ISSUED

12 - 18 Stokes Croft And 2 Moon Street - 26/10974/NMA - Application for Non-Material Amendment Following a Grant of Planning Permission - 22/03442/X ( Application for variation of condition 17 and 44 of permission 20/04743/F (Proposed demolition of existing buildings, erection of student accommodation, ancillary student services, flexible commercial floorspace and associated works including cycle parking, landscaping, and refuse storage)). (Major). Non-Material Amendment to Condition no. 34. (Premises Management Plan).

Decided 13.3.2026 – Non-Material Amendment – Agreed

Basement And Ground Floor Flat 26 York Road - 26/10231/LB - The proposals seek to repair a existings crack in the external render and replace the current render finish with a breathable Corksol coating. A change in render colour from cream to denim blue is also proposed, subject to approval. The aim of the works is to maintain the long-term integrity of the building fabric, improve thermal performance in a sensitive manner, and ensure the continued use and enjoyment of the property, while preserving its special architectural and historic interest.

Decided 26.3.2026 – REFUSED

17 Fairlawn Road - 26/11337/COND - Application for approval of details reserved by condition 2 of permission 25/12519/H Proposed rear dormer extension, 2no. new conservation style rooflights, PV panels.

Decided 1.4.2026 – Details Approved

43 Sussex Place - 26/11163/VC Sycamore - Reduce side close to building by 2-2.5m to clear.

Decided 15.4.2026 – Preservation Order NOT REQUIRED

## **5) Planning Applications**

3A Richmond Road - 26/10742/F - Change of use from vacant commercial garage to Dance Studio (Class E(d)), addition of first floor accommodation and external associated works.

Comment

20 Brook Road - 25/10176/H - Basement storage area works to create into two bedrooms and a shower room for existing dwelling.

Comment

4 East Grove - 26/11178/VC - G1- Ash x 3 & Elder x 1 - Fell

No Comment

19 Richmond Avenue - 26/11271/VC - Bay - Cut down to 1m

No Comment

5 Picton Street - 26/11061/H - Loft conversion to include new raised roof structure

Comment

19 Albany Road - 26/11451/CE - Application for a Lawful Development Certificate for an Existing Use or Operation or Activity- Use of property as C4 HMO for 6 people.

No Comment

55 Cobourg Road - 26/11577/VC - T1 - False Acacia - Reduce crown by 2m in height and 1.5m in radial spread.

No Comment

**6) Update on other meetings**

BCAP 17.3.2026

No local applications on Agenda

BCAP 21.4.2026

No local applications on Agenda

**7) AOB**

**8) Date of next meeting**

Annual General Meeting 18th May 2026