
Bath & North East Somerset Council

Planning Services

Lewis House, Manvers Street, Bath, BA1 1JG

Telephone: (01225) 394041

Development_management@bathnes.gov.uk

www.bathnes.gov.uk

Fax: (01225) 394199

DX: 8047 (Bath)

Date: 24/12/2019

Our Ref: 19/04783/CONSLT

North Somerset Council
Development Management
Development And Environment
Post Point 15
North Somerset Council
Town Hall
Weston-Super-Mare
BS23 1UJ

Dear Sir/Madam

Town and Country Planning Act 1990

Address to which the proposal relates:

**Planning Applications outside BANES Planning Bath, Bath and North East
Somerset**

Description of proposal: **(CONSULTATION REQUEST FROM NORTH SOMERSET
COUNCIL) Developments to increase the operational capacity of the airport to 12
million passengers per annum (list of development proposals previously sent)
(Bristol Airport) (18/P/5118/OUT)**

With reference to the above consultation request, Bath and North East Somerset Council
OBJECTS for the following reason(s):

Given the length of time since the earlier consultation, the summary of the earlier B&NES
local planning authority response to the planning proposal is provided below:

*Having reviewed the latest submissions provided by the applicant, B&NES Council remains
considered that some potential impacts of the proposed scheme have not been addressed,
and satisfactory amelioration is not agreed with the applicant at this time. For clarity, the
following issues need to be addressed:*

- 1. Strategic Impacts and amelioration agreed as part of the S106 agreement. Heads of
terms should be agreed at this time.*
- 2. The proposal needs to demonstrate how it will address and link to the draft Chew Valley
Transport Strategy.*
- 3. The Parking Strategy for the Airport needs to be reviewed and measures secured to
ensure that uncontrolled growth in parking numbers is not an unintended consequence of
any planning permission.*

*Should North Somerset Council grant planning permission for the proposal, it is requested
that this Council is provided with the opportunity to be fully involved in the development of
the Airport Surface Access Strategy and the drafting of the Section 106 Agreement terms.
To ensure that the potential traffic impacts of the Airport expansion are managed, it is
critical that active and effective measures are included to provide viable public transport
connections to the Airport site. This would need to be attractive for both staff and airport
passenger journeys.*

As part of the earlier consultation response, the B&ANES Council considered it essential

that the development of the Bristol Airport Surface Access Strategy and the drafting of the Section 106 Agreement terms were a core element of the application consideration at this time. Without a strategy being agreed and in place, there is a concern that the transport solution would be solely driven by traffic and parking demand models. This could generate largely unconstrained parking demands for future scenarios with no challenging targets for passenger and staff modal shift through the development delivery. There remains a need to consider how and when sustainable transport interventions should be delivered through the life of the project, and how this would dictate the provision of necessary car parking and traffic engineering solutions.

The authority remains concerned that unmanaged growth could result in detrimental impacts on the rural highway routes within the B&NES authority boundary. Within their response dated 11th September 2019, the Airport has responded to this issue as follows:

“We are committed to addressing each of these three issues through the planning application proposals and within the Section 106 Agreement that would follow. This letter is copied to NSC and we will also confirm this approach with NSC in our ongoing discussions.

B&NES are currently a member of the Airport Transport Forum (ATF) and would continue to be so throughout as Bristol Airport grows towards 12mppa. The ATF has an important role to oversee the delivery of the Airport’s Surface Access Strategy (ASAS) and to scrutinise the implementation of all measures delivered through the S106 Agreement.”

Given the importance of the application and the timeline for the delivery of the development scheme, through to 2026, it is maintained that it is critical that the core components of the Section 106 agreement and the Surface Access Strategy are agreed before any formal planning decision is made. It is requested that this Authority is involved in that process and has the opportunity to consider and make recommendations on the terms of any agreement before any positive planning decision is made.

It is noted that the Airport has offered further discussions relating to the necessary planning commitments, however, this would need to be co-ordinated with other key transport stakeholders and there is a requirement for a draft transport strategy (including intervention measures) to be presented so that any discussions can be structured. This approach should enable the principles of any legal agreement and overall transport strategy to be agreed by the authority at this stage. Having reviewed the latest planning submissions that have been made as part of the application there does not appear to be any further information relating to the terms of the required Section 106 agreement.

Our requirements for the proposal have not changed and should North Somerset Council be seeking to grant planning permission for the proposal, it is requested that this Council is provided with the opportunity to be fully involved in the development of the Airport Surface Access Strategy and the drafting of the Section 106 Agreement terms. To ensure that the potential traffic impacts of the Airport expansion are managed, it is critical that active and effective measures are included to provide viable public transport connections to the Airport site. This would need to be attractive for both staff and airport passenger journeys.

It is also requested that a robust assessment of the EIA is made, in particular, with regards to matters that relate to climate emergency.

Yours faithfully

Simon de Beer
Head of Planning

(OBCONZ)