

**WESTON-SUPER- MARE TOWN COUNCIL
MINUTES OF THE PLANNING COMMITTEE
HELD AT GROVE HOUSE ON
WEDNESDAY 24th SEPTEMBER 2014**

Meeting Commenced: 7.00 pm

Meeting Concluded: 8.55 pm

PRESENT: Councillor Len Purnell (Chairman), Jan Holloway, Cyril King, Michal Kus and Frederick Parsons (Vice Chairman).

ALSO IN ATTENDANCE: Councillor Pete Fox (Ward Councillor), Tania Middlemiss (Assistant Town Clerk), Julie Smith (Administrator), Ken Millard and Mike Ryan (parishioners).

Prior to the commencement of the meeting Mr Millard, Chairman of a Residents Association spoke in relation to a planning application and subsequent appeal in relation to development proposals at 45 Beechmount Drive 14/P/0581/F & 14/P/2224103. He apologised for not engaging with the Town Council at an earlier stage and advised of high levels of neighbourhood objections relating to the loss of visual amenity on a designated green space.

Mr Ryan spoke in relation to an application for a demolition of a garage at 11 Thorndale Close 14/P1868/F which would impact on his property and have cost implications.

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| 195 | <p>To receive Apologies for Absence and Notifications of Substitutions</p> <p>Apologies were received from Cllr Ray Armstrong, Derek Mead and Rose Warwick.</p> |
| 196 | <p>To receive Declarations of Interest</p> <p>There were no declarations of interest received.</p> |
| 197 | <p>To approve Minutes of the Planning Committee held on 27th August 2014.</p> <p>PROPOSED: Councillor Jan Holloway SECONDED: Councillor Michal Kus</p> <p>RESOLVED: That the Minutes be confirmed as a true record of the meeting and be signed by the Chairman of the meeting.</p> |
| 198 | <p>The Chairman brought forward discussion on planning application 14/P1868/F 11 Thorndale Close. to the beginning of the meeting</p> <p>The Committee noted that a boundary dispute existed in respect of the proposal which required the attention of the building inspector. The Chairman advised the resident to make direct contact with North Somerset Council's Building Inspector who has powers to resolve such matters and the District Ward Councillor.</p> <p>RESOLVED: The recorded decision would be contained in Appendix A to the minutes and forwarded to the District Council's Planning Department.</p> |
| 199 | <p>Matters for Consideration</p> |

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| 199.1 | <p>a) Street Trading Applications</p> <p>The Committee noted the up-to-date list of current applications which were available to view at the meeting.</p> <p>RESOLVED:</p> <p>The Committee noted comments from the Ward Councillors for the following Street Trading Applications and that North Somerset Council’s Licensing Department be notified.</p> |
| 199.1.1 | 1. Nightingale Property Sales & Letting 12 Waterloo Street -No objection |
| 199.1.2 | 2. J & S Catering (Station Approach) - No objection. |
| 199.2 | <p>b) To receive notification of Disabled Parking Bay Applications</p> <p>The Committee noted the up-to-date list of current applications available to view at the meeting and received feedback from the Ward Councillors for applications at Trevelyan Road, Woodcliffe Avenue and Hill Road.</p> |
| 199.2.1 | RESOLVED: That North Somerset Council’s Disabled Parking Bay section be notified that the Town Council had no objections. |
| 199.2.2 | RESOLVED: That the Ward Councillors for applications at Wedmore Close and Bransby Way be chased for comments. Following approval of Comments by the Chairman of Planning Committee the decisions be sent direct to North Somerset Council's Disabled Parking Bay department. |
| 199.3 | <p>c) NSC Streamlining Planning Procedures</p> <p>The Chairman advised that communication had been received from Clevedon Town Council objecting to North Somerset Council's reductions in relation to their area Committees.</p> <p>The Assistant Town Clerk gave a background overview of the government imposed changes to the prior approval regime which were reported at the July meeting by Jason Beale. The changes were intended to speed up the planning process and respond to national guidelines where there was a presumption in favour of sustainable development.</p> <p>The Committee considered that North Somerset Council were balancing both government imposed changes and budgetary constraints within the Committee re-structure and understood that the changes were being trialled for 2014/15.</p> <p>RESOLVED: The Committee were not able to support the view of Clevedon Town Council.</p> |
| 199.4 | d) Pre Consultation - Winsor Castle Sub Station & Weston Woods Reservoir |
| 199.4.1 | RESOLVED: Noted by the Committee. |
| 199.4.2 | RESOLVED: The Chairman advised that it was normal practice to place appeal notices under the agenda item 'For Noting'. |

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| <p>200</p> <p>200.1</p> <p>200.2</p> <p>200.3</p> | <p>Matters for Noting</p> <p>a) Enforcement Notice: 17 Atlantic Road</p> <p>RESOLVED: Noted by the Committee</p> <p>b) Appeal: APP/D0121/A 45 Beechmount Drive</p> <p>RESOLVED: Noted by the Committee</p> <p>c) Appeal: APP/D0121/C 3 Graham Road</p> <p>RESOLVED: Noted by the Committee</p> |
| <p>201</p> <p>201.1</p> <p>201.2</p> | <p>Planning Applications and Other Planning Matters Submitted to the Town Council for Consideration</p> <p>The Committee considered applications in respect of the weekly lists for 26th August and 1st, 8th and 15th September 2014.</p> <p>Councillor Fox spoke on application 14/P/1954/LUP at Beechmount Close and advised of neighbourhood concerns in relation to the impact on the residential community in terms of of perceived criminal activity which is associated with re-habilitation facilities and which would contravene North Somerset's Core policy</p> <p>The Committee noted page 5 of the application which detailed the type of learning disabilities which would be accommodated in the change of use application.</p> <p>The Committee were reminded by the Chairman of their duty to consider the Crime and Disorder Act s17 and the Equality Act 2010 s149 when reaching decisions</p> <p>201.1 RESOLVED: To defer application 14/P/1954/LUP at Beechmount Close to the next meeting in order to enable residents sufficient time frame to comment and allow discussions to take place with the Case Officer and District Ward Councillor.</p> <p>201.2 RESOLVED: That the comments contained in Appendix A to be forwarded to North Somerset Council.</p> <p>There being no further business the Chairman closed the meeting at 8.55 pm.</p> <p>Signed.....Dated</p> <p>Councillor Len Purnell Chairman of the Planning Committee</p> |