



WESTON-SUPER-MARE TOWN COUNCIL

**WESTON-SUPER-MARE TOWN COUNCIL  
MINUTES OF THE PLANNING AND ENVIRONMENT COMMITTEE  
HELD AT 32 WATERLOO STREET ON  
WEDNESDAY 10<sup>th</sup> DECEMBER 2025**

**Meeting Commenced:** 7.01pm

**Meeting Concluded:** 8.00 pm

**PRESENT:** Councillors Caroline Reynolds (C), Peter Crew, Marcia Pepperall, Richard Tucker and Tim Taylor.

**ALSO, IN ATTENDANCE:** Samantha Bishop (Democratic Services Manager) and Alison Garner (Democratic Services Officer).

<b>247</b>	<p><b>Apologies for Absence and Notification of Substitution</b></p> <p>Apologies were received from Councillors John Carson, Justyna Pecak-Michalowicz, Ray Armstrong with no substitutions and it was noted that Councillor Catherine Gibbons was not in attendance.</p>
<b>248</b>	<p><b>Declarations of Interest</b></p> <p>Councillor Richard Tucker declared a non-pecuniary interest in planning application 25/P/2302/FUL for 175 Locking Road, Weston-super-Mare.</p>
<b>249</b>	<p><b>Minutes of the previous Planning and Environment Committee Meeting held on 12<sup>th</sup> November 2025.</b></p> <p>The minutes from the previous meeting held on 12<sup>th</sup> November 2025 had been previously circulated.</p> <p><b>PROPOSED BY:</b> Councillor Peter Crew <b>SECONDED BY:</b> Councillor Marcia Pepperall</p> <p>A vote was taken and accordingly it was <b>carried</b>.</p> <p><b>RESOLVED:</b> That minutes of the 12<sup>th</sup> November 2025 be approved and signed by the Chair.</p>

250	<p><b>PLANNING</b></p> <p><b>Matters for Consideration:</b></p> <p><b>a) Advisory disabled parking bay applications:</b></p> <p>The committee considered the following applications, which had been previously to ward councillors for comment:</p> <p>a) 24 Grove Road, WsM – No objection.</p> <p>b) 27 Arundell Road, WsM – An OBJECTION email (dated 30/11/25) had been received from a member of the public. The Chair had visited the property and spoke to neighbour explaining that the drive was very steep and tricky with the curve of the road and double yellow lines outside that side of the road. It was difficult to access the garage and driveway and would be very expensive to dig because of pipework/drainage.</p> <p>Whilst the committee recognised the difficulties, providing highways had no issues, there was – no objection.</p> <p><i>7.08 pm Councillor Tim Taylor joined the meeting.</i></p> <p><b>RESOLVED:</b> To inform North Somerset Council of the Town Council's response.</p>
251	<p><b>Matters for Noting:</b></p> <p>Previously circulated to ward councillors.</p> <p><b>a) Appeal – 25/P/1345/FUL-</b> Flat 4, 19 Montpelier, WsM – Proposed replacement of existing windows at the first-floor East elevation.</p> <p><b>b) North Somerset Local Plan 2041</b> - Pre-submission Regulation 19 Consultation - amended document (email dated 18/11/25).</p> <p><b>RESOLVED:</b> Noted</p>
252	<p><b>Planning Applications and other Planning Matters submitted to the Town Council for consideration.</b></p> <p>The Committee considered all applications in respect of the weekly lists provided by North Somerset Council dated:</p> <p>At the time of despatch, this includes weekly lists dated:</p> <p>a) <b>3-9 November 2025</b>  b) <b>10-16 November 2025</b>  c) <b>17-23 November 2025</b>  d) <b>24-30 November 2025</b></p> <p>The following applications were discussed with further comment and recommendations as follows:</p>

	<b>Application Number</b>	<b>Comments</b>
	2269	Noting the objections regarding the traffic and provided that the annex remain as part of the property and can't be sold separately - <b>SUPPORT - WSM TC</b>
	2135	<b>SUPPORT - WSM TC</b>
	2292	<b>SUPPORT - WSM TC</b>
	2302	<b>SUPPORT - WSM TC</b>
	2098	<b>SUPPORT - WSM TC</b>
	2290	<b>SUPPORT - WSM TC</b>
	2337	<b>SUPPORT - WSM TC</b>
	2348	Concerns regarding size of bedroom 5 as very small - <b>NEUTRAL - WSM TC</b>
	2358	No plans included in proposal, not enough information to comment – <b>NEUTRAL – WSM TC</b>
	2412	<b>SUPPORT - WSM TC</b>
<p><b>RESOLVED:</b> That the Town Council's comments on planning applications discussed be directly uploaded to the 'Uniform' website as part of the system of work requirement by North Somerset Council. This information would also be reflected on the Town Council's website with hyperlink back to North Somerset Council's website for referral purposes.</p>		
253	<b>ENVIRONMENTAL</b>	
	<p><b>Roadmap to Zero</b></p> <p><b>Community Fridge Statistics</b></p> <p>The report of the Community and Wellbeing Officer had been previously circulated.</p> <p>Discussion ensued and it was requested that the report be broken down further into numbers of people served to help with understanding how many people had benefitted.</p> <p><b>RESOLVED:</b> That the report be noted and broken down further indicating the number of people that benefitted for future meetings.</p> <p>The Chair added that the Notes of the recent Tree and Plant Group were very positive and hard work recognised. It was noted that there would be a speaker joining the next Planning and Environment Meeting in January 2026.</p>	
	<p>There being no further business the Chair closed the meeting at 8.00 pm.</p> <p>Signed.....Dated .....</p> <p>Chair of the Planning and Environment Committee</p>	