

WEMBDON PARISH COUNCIL

Parish Council Clerk, Tony Jay, 11 Wyvern Mews, Weston-super-Mare, BS23 3GZ.
Email clerk@wembdon.org Telephone 07859911204

Minutes of a meeting of Wembdon Parish Council Planning Committee held virtually on 25th February 2021 that commenced at 6.30pm when the following business was transacted.

Present: Cllrs P Major (Chairman), L Edwards, D Gliddon, M Phillips, A Reed, and R Webber.

Parish Clerk: Tony Jay

6/21 To receive any apologies for absence.

Apologies were received and accepted from Cllr M Solomon.

7/21 To receive declarations of any pecuniary interests on items relating to this agenda, which have not been previously declared in the Councillors register of interests.

No declarations of interest were received.

8/21 To approve as a correct record the minutes of the meeting of the Planning Committee held on 4th January 2021.

It was resolved to approve the minutes (6 in favour, 1 abstention as not at the previous meeting).

9/21 To invite public speaking.

10/21 To consider the following planning applications:

51/20/00036/AGE. Brimar Cottage, Moors Lane, Wembdon TA5 2BB.
Retrospective application for the erection of a single storey extension to rear north elevation to form garden room and bathroom facilities.

It was unanimously resolved to support this application because:

- i. It complies with Wembdon's Neighbourhood Plan. In particular: Policy WB1, reflecting the character of the existing built form; and Policy WB3, providing adequate parking.
- ii. It complies with the SDC Local Plan, in particular Policy D25, in that it does not unacceptably impact upon the residential amenity of nearby dwellings.

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51/21/00004/AGE. 23 Greenacre, Wembdon, TA6 7RE. Erection of a two-storey side (West) and rear (North) extension. Also, with the erection of a detached garage in rear (North) garden.

This planning application will be discussed at the next planning meeting on 8th March 2021.

51/20/00007/AGE. 85 Wembdon Hill, Wembdon, TA6 7QA. Retrospective consent for the formation of an additional vehicular access.

It was unanimously resolved to object to the application because it fails to comply with subsection 4.1 of Somerset Highways Standing advice, particularly in respect of the following requirements:

1) – no visibility splay drawings have been provided.

5) – the surface of the driveway is loose gravel; and

6) – no drainage information has been provided, but there do not appear to be any measures to prevent the discharge of water onto the highway.

If permission were to be granted, then the following condition should be included:

Any stone used to make good the boundary walls should match that used in the existing walls.

End of minutes.