

# WEMBDON PARISH COUNCIL

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

Minutes of a meeting of Wembdon Parish Council Planning Committee held at Wembdon Village Hall on 16<sup>th</sup> June 2021 that commenced at 7.00pm when the following business was transacted.

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

Parish Clerk: Tony Jay.

33/21 To receive any apologies for absence.

All members of the Planning Committee were present.

34/21 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.

Councillor Webber declared an interest in planning application 51/21/00018/LE.

35/21 To approve as a correct record the minutes of the meeting of the Planning Committee held on 29<sup>th</sup> April 2021.

It was resolved to approve the minutes as being a correct record of the meeting (5 in favour, 2 abstentions as not present at the meeting).

36/21 To invite public speaking.

Members of the public spoke regarding both planning applications.

37/21 To consider the following planning applications:

51/21/00020/KE. 23 Wembdon Hill, Wembdon, TA6 7PX. Erection of single storey extension to side (Northwest) elevation to form indoor swimming pool and formation of pitched roof to the side (Northwest) of existing dwelling.

It was unanimously resolved to object to this application because of concerns regarding noise and light pollution when the sliding doors are open. The noise will be amplified as it will be coming from an indoor swimming pool. Both of the immediate neighbours to the property have already expressed their concerns to SDC about noise pollution and loss of privacy.

Councillor Webber left the meeting at this point. Councillor Phillips left the meeting part way through the discussion regarding the next planning application and therefore did not vote on it.

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51/21/00018/LE. Blakes Farmhouse, Blakes Lane, Wembdon, TA5 2BE.  
Erection of two five bedroom dwellings, with detached garages on site of existing portal frame barn (to be demolished).

It was unanimously resolved to object to this application as the design does not comply with Wembdon Neighbourhood Plan policy WB1 and also the Local Plan policy D2, as the external finishes of the wall and roof are not in keeping with the local vernacular and the rural setting.

However, if the planning application was to be approved then Wembdon Parish Council would request the inclusion of the following planning conditions:

- The windows on the south elevation facing Blakes Farm should not allowed to open fully.
- There should be a red tile roof, not slate.
- The external wood panels are replaced with red sandstone.
- The east facing back walls of the garages should be faced with red sandstone, not render.
- The driveway should be constructed with a solid but permeable surface to reduce vehicle noise.
- All outside lighting should be low wattage and directed downwards - in the interest of reducing light pollution in this rural location outside the settlement boundary - and restricted as recommended in the Preliminary Roost Assessment submitted by the Applicant.
- Prior to the start of construction, a full hazardous materials survey should be carried out on the barn and its surroundings, as it is believed that asbestos may be present, with an action plan to be submitted to SDC for approval.

38/21

To note planning decisions:

51/20/00041/LE. Greenway Farm, Skimmerton Lane, Wembdon TA5 2AX.  
Retention of 3 no. portable dining igloos with a further 2 no. dining igloos as ancillary dining facilities with the existing restaurant, site 3 no. wooden picnic benches within the same area and retention of new field access gate.  
Refused.

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51/20/00007/AGE. 85 Wembdon Hill, Wembdon, TA6 7QA. Retrospective consent for the formation of an additional vehicular access and erection of a timber framed carport. Granted.

51/21/00003/AGE. 18 Duke Street, Wembdon, TA6 3TG. Erection of a 600mm high trellis on top of existing fence. Granted.

51/21/000011/MS. 9 Orchard Lane, Wembdon, TA6 7QY. Erection of a two storey extension to the side (East) elevation with proposed car port for access to the rear. Granted.

51/21/00014/AGE. Moores Barn, Moores Lane, Wembdon, TA5 2BB. Erection of detached garage/storeroom (revised scheme). Granted.

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. Granted.

51/21/00010/STP. 4A Blakes Road, Wembdon, TA6 7RS. Proposed conversion of loft into second floor accommodation. Also, the erection single storey rear (North) extension and sun room. Granted.

51/21/00009/AGE. 83 Wembdon Hill, Wembdon, TA6 7QA. Erection of a raised decking area to the rear (South) elevation. Granted.

51/21/00007/AGE. 96 Wembdon Hill, Wembdon, TA6 7PZ. Extension and alteration to include the installation of a dormer window to front south elevation, Juliet balcony to rear north elevation and roof lights to accommodate loft conversion. Granted.

End of minutes.