

Minutes of the Environment & Planning Committee meeting held in the Council House, 44 Old Street, Clevedon at 7.30pm on Monday, 12 November 2007

Present: Cllr J Norton-Sealey in the Chair, Cllrs P Gannicliff, R Garner, C Hall, S Vyce, C Wring

In Attendance: Cllrs T Morgan, D Shopland. Apologies: Cllr C Francis-Pester- another commitment.

7.30pm INFORMAL BUSINESS

1. MARSHALL'S FIELD UNAUTHORISED ACCESS Insp Steve Date, Nailsea Police Station, provided the following
 - There had been no criminal damage by travellers' accessing Marshall's Field - the padlock had been left off. The travellers were on their way to an annual event in South Wales.
 - Following Human Rights legislation etc it is not possible to remove travellers immediately. The responsibility is with the landowner to ask the travellers to leave, if they do not leave, to then obtain an injunction. A risk assessment is required, checks on the health of babies on site, vehicles/caravans are checked against theft records etc.
 - Section 61 is invoked only if there is proof of disturbance, crime and disorder. For the recent incident, this was reviewed every day. Police visited/monitored the site 3 times a day and during the night. However Officers could not be taken off other duties for 24 hr monitoring. There appeared to be no significant rise in crime or disorder.
 - Local Authorities have to consider Gypsies and Travellers by providing residential/transit pitches. Currently there is no space available in North Somerset. SW Regional Assembly is consulting on the number of pitches required in the future. NSC will need to designate sites to meet their allocation and these have to be close to facilities, eg schools.
 - The Violent Crime Reduction Act has recently been introduced, however, this is more appropriate for use in Town Centres for dealing with drunken behaviour and excluding people from those areas.
 - Most travellers only travel for 6 months of the year and choose areas where they can get casual work, eg tree works.
 - The best deterrent is to make the site secure so travellers do not return in subsequent years. The Police have been working with NSC to achieve this.

Insp Date concluded, the Police do all they can to work to the Home Office travellers' circular. Travellers know the law and their rights. The West Ward Town Councillor highlighted the distress caused to residents living in the area surrounding Marshall's Field. Questions were also asked with regard to vehicle tax and addresses of travellers.

2. APP NO 07/P/2720/F LAND TO REAR OF 25 EDWARD RD - 9 residents in attendance.

- Mr R Hammonds, 20 The Avenue - provided Members with the new detailed plan of the site. Applications for dwellings on this site had been refused so far and he felt the previous objections still held. He also cited ecology issues. The only change was the access which was now from both Edward Rd and Channel Rd. He considered there is no need for additional houses as many similar houses in the area are for sale for at least 6 months.
- Mr R Haly, 8 Channel Rd - cited the reasons given for refusal of the last planning application; close proximity of the access road to the boundary of properties and the impact on living conditions of these residents; difficulty of access for emergency vehicles; refuse arrangements; acoustic fencing possibly kill off hedging; insufficient parking for visitors; run off from tarmac; reduction in the value of properties in the area.
- Mr S Romanski of 23 Edward Rd - particularly concerned because his property will now have roads on 3 sides of his boundary with the access from both Channel and Edward Rd, anxious this will become a through way.
- Mr D Barry of 19 Edward Rd - queried future maintenance of acoustic fencing. Concern about sewerage - there had been problems in the past. Considered gardens for new dwellings minimal.

3. APP NO 07/P/2680/RG3 THE BARN, GREAT WESTERN ROAD - 13 residents in attendance. Mr S Vyce was asked to read out the residents of Churchill Avenue's objections. These were not his views on the planning application;

- 2 storey building will affect natural light into properties 122-126 Churchill Ave. Also 2nd storey windows will be on same level and overlook bedroom windows. Also loss of residents' car parking spaces to create the new car park entrance
 - Children resident in Churchill Ave play on open space/road in this vicinity, now it will not be safe with the increased traffic to the Health Centre. Additional car/pedestrian traffic will cause a loss of privacy and additional noise pollution.
 - Increased litter in the street and front gardens exacerbated by low walls enclosing their gardens.
 - Existing car park adjacent to The Barn entrance could provide sufficient parking.
 - Current anti social behaviour/alcohol abuse problems of local young people congregating in the area of The Barn.
- Mr M Plumley, 114 of Churchill Avenue asked about the use of the new building.

8.15 pm FORMAL BUSINESS

E/07/219 MINUTES Environment & Planning Cttee meeting held on 29 October 2007 were approved and signed.

E/07/220 DECLARATIONS OF INTEREST

220.1 App 07/P/2720/F; Personal interests - Cllr Hall known to applicant & Cllr Norton-Sealey known to objectors.

220.2 App 07/P/2680/RG3 Personal interests - Clevedon Town Council with regard to ground lease for The Barn; Cllr Gannicliff, Council Representative on the Youth & Community Centre Management Committee.

Min No		Action
Part 2 items - Actions taken by the Committee under delegated powers		
E/07/221	<u>PLANNING APPLICATIONS - COMMITTEE OBSERVATIONS</u> 07/P/2680/RG3 The Barn, Great Western Rd - Child Care Centre, with access/car parking RESOLVED: To hold a Site Visit on 17 November 07, 9.30am at The Barn entrance.	

