

Minutes of the Environment & Planning Committee meeting held in the Council House, 44 Old Street, Clevedon at 7.30pm on Monday, 25 February 2008

Present: Cllr J Norton-Sealey in the Chair, Cllrs C Hall, G Morris, S Vyce.

Apologies: Cllrs C Francis-Pester – another commitment, P Gannicliff - in hospital, C Wring – family.

E/08/33 MINUTES of Environment & Planning Cttee meeting held on 11 February 08 were approved and signed.

E/08/34 DECLARATIONS OF INTEREST

07/P/3126/F & 08/P/0337/F Cllrs Hall & Norton-Sealey declared personal interests – known to applicants & objectors

NOTE: District Councillors will reconsider applications, taking into account all relevant evidence and representations, at North Somerset Council. Any decision taken at the Town Council does not bind them at North Somerset Council.

Min No		Action
Part 2 items – ACTIONS TAKEN BY THE COMMITTEE UNDER DELEGATED POWERS		
E/08/35	<p><u>PLANNING APPLICATIONS – COMMITTEE OBSERVATIONS</u></p> <p>08/P/0260/RM Land to the rear of 17 Edgehill Road – Erection of 3 dwellings with integral garages and new private access road.</p> <p>It was noted the previous plans had been approved by the Planning Inspector on appeal.</p> <p>08/P/0261/F 1st Flr, 7d The Triangle - Change of use; Chiropodist & Holistic Therapist.</p> <p>08/P/0271/F 4 Yeates Court – Two storey side extension.</p> <p>08/P/0285/F 24 Bay Road – Two storey side extension.</p> <p>08/P/0288/F 262a Old Church Road – Rear conservatory.</p> <p>08/P/0330/F 68 Dial Hill Road – Two storey side extension.</p> <p>08/P/0372/F 2 Station Road – Change of use from Class A1 (shop) to A3 (tea room)</p> <p>08/P/0384/F 12 Millcross – Rear conservatory.</p> <p>RESOLVED: NO OBJECTIONS to the above eight planning applications.</p> <p>08/P/0337/F Land at Byways Caravan Park, Strode Road – Erection of 14 dwellings, access road and parking following demolition of Lodge.</p> <p>RESOLVED: RECOMMEND REFUSAL concern not the heard full views of the adjacent residents at this time.</p>	Office to send comments within 21 days
E/08/36	<p><u>TREE WORKS</u> 08/P/0387/WT 95 Hill Road – Works to Variegated Holly.</p> <p>RESOLVED: NO OBJECTIONS</p>	As E/08/35
E/08/37	<p><u>NSC NORTH AREA COMMITTEE SITE MEETING</u></p> <p>07/P/3126/F Crabtree Farm, Tweed Rd Cllr Hall reported on the Site Meeting on 21 February 08. The main concerns were density and access to the site. The application would now be considered at the Area Committee on 6 March 2008.</p>	Noted
E/08/38	<p><u>LOCAL DEV FRAMEWORK STRATEGIC LAND AVAILABILITY ASSESSMENT E/08/09</u></p> <p>NSC had replied to the enquiry on the possible use of car parks for housing had been included; Government guidance on reviewing all potential brown land includes car parks, but not necessarily with a view to using them, unless they become redundant.</p> <p>RESOLVED: Cllr Garner to seek further clarification from the NSC Officer.</p>	Cllr Garner
E/08/39	<p><u>FLOOD RISK ACTION GROUP</u> Cllr Garner reported on the meeting at Kingston Seymour on 21 February 08. 20-25 people had attended, mainly from Kingston Seymour, Wick St Lawrence and Yatton. A speaker from the Environment Agency had addressed the meeting; they were aware of the situation in this area, plans had started for improved flood defences but the project is temporarily on hold due to other funding priorities. Residents and farmers wished to see action taken before the rising sea levels impact is felt. Also the Agency was unclear if the situation would improve should the Severn Estuary Barrage were to go ahead.</p>	Noted
E/08/40	<p><u>FOR INFORMATION</u> The Committee received;</p> <p>40.1 PLANNING APPLICATIONS determined since 11 February 2008.</p> <p>40.2 CPRE NORTH SOMERSET Report to ALCA Meeting on 12 February 08.</p> <p>40.3 DRAFT LETTER circulated by CPRE to send to local MPs highlighting concerns about the PLANNING BILL which 'threatens to undermine local democracy'.</p> <p>40.4 NSC CONFIRMATION OF TREE PRESERVATION ORDER – 13 Wellington Terrace.</p>	Noted
<p>APPROVED AS A TRUE RECORD CHAIRMAN:.....</p> <p>The meeting finished at 8.45pm DATE:.....</p>		