

**CLEVEDON TOWN COUNCIL**  
**MINUTES OF THE PLANNING COMMITTEE MEETING HELD IN THE COMMITTEE ROOM,**  
**44 OLD STREET ON WEDNESDAY 4<sup>th</sup> SEPTEMBER 2019 AT 7.30PM**

**PRESENT:** Chairman of the Committee – Cllr A Everitt  
 Councillors B Cherokoff, C Francis-Pester, B Hatch, J West & H Young  
 Mrs S Howard – Deputy Town Clerk

**IN ATTENDANCE:** One member of the public

**7.30PM FORMAL BUSINESS –**  
**P/19/1889 APOLOGIES FOR ABSENCE**

Apologies were received and agreed from; Cllr N Barton & Cllr G Hill, Cllr A Goodliffe, Cllr K O'Brien, Cllrs A & D Shopland (family commitments) and Cllr R Westwood (illness).

**P/19/1890 TO RECEIVE DECLARATIONS OF INTEREST FOR ITEMS ON THE AGENDA**

There were no declarations of interest for items on the agenda

**P/19/1891 TO APPROVE THE MINUTES OF THE PLANNING COMMITTEE**  
**HELD ON 14<sup>th</sup> AUGUST 2019**

Members of the Committee **AGREED** to the minutes of the 14<sup>th</sup> August 2019.

**P/19/1892 TO CONSIDER THE FOLLOWING PLANNING APPLICATIONS**

**18/P/4165/FUL** – Ground Floor, Clevedon Hall, Victoria Road – West Ward – Update from District Councillor for the West Ward concerning – Application for amendment to condition number 20 on application 15/P/1538/MMA and condition number 15 of planning permission 15/P/2135/F to allow the one way barrier with a horizontal closed position to be replaced with an electric gate

DECISION - Committee members noted that the gate is being monitored by NSC for the next 4-6 weeks. Members are aware that google maps is directing vehicles to the wrong entrance and it was suggested that NSC is made aware of this. As members felt this application is now resolved, they **AGREED** to remove this application from future Planning agenda's while recognising that it may be brought back depending on outcome of NSC monitoring.

**19/P/1354/LBC** – Toll House and Pier, The Beach – Walton Ward – Listed building consent for the installation of external light fittings to illuminate the Pier Toll House and the Pier Pagoda

NOTED – Committee members were advised that we are still awaiting an ecology report before any further discussions and a final decision made. Upon receipt of the ecology report, this agenda item will be placed on the proceeding Planning Committee meeting.

**19/P/1697/FUH** – 1 The Zig Zag – Walton Ward – Application for a two-storey side extension to semi-detached cottage. Resubmission to previously approved planning application 12/P/1181/F

DECISION – **APPROVED** by 5 Votes to 0

**19/P/1719/RM** – Court Farm, All Saints Lane – East Ward – Reserved matters application for the layout, scale, appearance and landscaping of six dwellings on plots 4-9 pursuant to the extent of the outline permission granted as part of hybrid application 17/P/2435/O – (Hybrid planning application – Outline permission for the erection of six new dwellings (Plots 4-9), following demolition of the remainder of the existing buildings across the site with all matters reserved for subsequent approval apart from access. Full permission for the retention and conversion of two existing traditional buildings and three dwellings (plots 1-3) with associated infrastructure, including parking and landscaping.

DECISION – APPROVED by 5 Votes to 0 with the following conditions. Committee members noted the comments made by Historic England, Conservation & Heritage Officer and the Civic Society. Members expressed concern with the choice of black cladding being unsuitable for the surrounding environment. A light grey was felt to be more suitable. The impact of the projecting bays and gable features should be reduced/redesigned to emulate the farm building style. Attention must be given to ensuring heat and light efficiency.

**19/P/1722/OUT** – 4 Melbourne Terrace – East Ward – Outline application for the proposed 2no. 2 bed dwellings (all matters reserved for subsequent approval).

DECISION – REFUSED by 5 Votes to 0 – the proposal is an overdevelopment of the site and members expressed concern with the limited parking provision allocated to the development.

**19/P/1915/FUH** – 11 Madeira Road – East Ward – Two-storey side extension with single storey rear extension.

DECISION – APPROVED by 5 Votes to 0

**19/P/1934/FUL** – 79 Walton Road – East Ward - Change of use of annex to separate unit of accommodation for rental accommodation (retrospective)

DECISION – APPROVED by 5 Votes to 0

**19/P/1951/FUH** – 24 Rippleside Road – Walton Ward – Proposed dormer extension forming new bedroom and 2 bathrooms and single storey infill extension to side of house to form dining room

DECISION – APPROVED by 5 Votes to 0

**19/P/1953/MMA** – Layby, Strode Road – Yeo Ward – Minor material amendment to planning application 18/2429/FUL (Change of use of land for siting of a converted former shipping container for use as catering cabin) to allow the cabin to be raised 640mm above ground level. Change of use of land for siting of a converted former shipping container for use as catering cabin

DECISION – APPROVED by 5 Votes to 0

**19/P/2021/HHPA** – 62 Bryant Gardens – Yeo Ward – Prior approval request for the erection of a single storey rear extension with a pitched roof that would 1) extend beyond the rear wall of the original house by 3.5metres; 2) have a maximum height of 3.7 metres and 3) have eaves that are 2.6metres high

DECISION – APPROVED by 5 Votes to 0

**P/19/1893 TO CONSIDER THE FOLLOWING TREE WORKS APPLICATIONS**

**19/P/1858/TRCA** – Garden Flat, 25 Victoria Road – West Ward - T1 – Bay – Crown reduce by approx. 10% or 1m. T2 – Bay – Trim side of tree over patio area by approx. 1.5m and round into crown. T3 – Bay – Pollard to approx. 3.5m. T4 – Pear – Reduce tree by approx. 3m.

DECISION – APPROVED by 5 Votes to 0

**19/P/1859/TRCA** – Flat 1, 27 Victoria Road – West Ward – T1 – Holm Oak – Fell.

DECISION – APPROVED by 5 Votes to 0 on the condition that another tree is planted to replace the one being felled.

**19/P/1873/TPO** – 4 Princes Road – East Ward – T1 – Oak – crown reduce by approx. 5 metres to near old points. T2 – Beech – Reduce east side by approx. 3-3.5metres and round into crown.

DECISION – APPROVED by 5 Votes to 0

**19/P/1970/TRCA** – Coach House, 45 Hallam Road – West Ward – T1 – Magnolia – Crown reduction by up to 3 metres

DECISION – APPROVED by 5 Votes to 0

**P/19/1894 TO CONSIDER THE FOLLOWING APPEAL NOTIFICATION**

**19/P/2535/FUL** – Unit 7, Tweed Road Industrial Estate, Tweed Road – Yeo Ward – Change of use from existing B8 use to a dog day kennel (Sui Generis).

DECISION – REFUSED by 5 Votes to 0. Committee members reaffirmed the same concerns raised when the planning application was submitted.

**P/19/1894 NSC CONSULTATIONS**

1894.1 – [P/19/1887.3] – TO DISCUSS AND DECIDE ON ANY FURTHER ACTION FOLLOWING THE BT CONSULTATION – REMOVAL OF PUBLIC CALL BOXES

The Committee Chairman advised members that Clevedon BID are interested in saving the one remaining BT box in Clevedon.

DECISION – Committee Members AGREED to grant Clevedon BID approval to go ahead with promoting to local social organisations who may wish to be involved with this project. Clevedon BID to be asked to contact NSC advising of their interest.

**P/19/1895 FOR INFORMATION**

**1895.1 PLANNING APPLICATIONS DETERMINED SINCE THE PLANNING COMMITTEE MEETING ON THE 14<sup>TH</sup> AUGUST 2019**

Members NOTED the planning applications determined since the Planning Committee meeting held on the 14<sup>th</sup> August 2019.

**P/19/1896 CHAIRMAN ITEMS FOR INFORMATION**

**1896.1 CLEVEDON COMMUNITY BOOKSHOP**

The Committee Chairman advised members that Clevedon Community Bookshop Co-operative, agreeing to become a levy paying member of Clevedon BID, has asked her to represent it on Clevedon BID. Subsequently, Clevedon BID have invited her to become a Director on the BID Board.

**1896.2 DISCOVER CLEVEDON INFORMATION KIOSK IN THE QUEENS SQUARE**

Committee Members NOTED the information from Clevedon BID concerning the proposed Information Kiosk in the Queens Square. Members AGREED that the proposed plans would be of a benefit in providing visitor information and showcasing local shops and businesses and in principal the Council supports the plans as a medium-term development, given future development plans for the Queens Square.

**P/19/1897 TO DETERMINE ANY PART I ITEMS**

All items were Part II items

APPROVED AS A CORRECT RECORD

CHAIRMAN.....

The meeting finished at 8.30pm

DATE: .....