

CLEVEDON TOWN COUNCIL
MINUTES OF THE PLANNING COMMITTEE MEETING HELD IN THE COMMITTEE
ROOM, 44 OLD STREET ON WEDNESDAY 19th OCTOBER 2016

PRESENT: Councillor G Hill – Chairman of the Committee
 Cllrs N Barton, S Hale, C Starr, A Shopland, G Watkins, J West. Mrs I
 Johnson – Deputy Town Clerk

IN ATTENDANCE: Cllr R Garner

P/16/1426 APOLOGIES FOR ABSENCE

Apologies were received and accepted from Cllrs J Norton-Sealey - illness; K O'Brien - work commitments; C Francis-Pester – out of Clevedon; B Hatch – another commitment.

P/16/1427 DECLARATIONS OF INTEREST

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

APP NO 16/P/2291/F Cllr Starr declared a personal interest and did not vote as he is a member of Clevedon Golf Club.

P/16/1428 MINUTES OF PLANNING COMMITTEE ON 5TH OCTOBER 2016

The minutes of the above Planning Committee meeting were approved and signed by the Chairman as a correct record.

P/16/1429 TO CONSIDER THE FOLLOWING PLANNING APPLICATIONS:

16/P/2207/F 27 Shelley Avenue - Formation of front bay windows.

It was noted that 31 Shelley Avenue has a similar front bay window.

RESOLVED: VOTE: 6 FOR 0 AGAINST NO OBJECTIONS

16/P/2288/F 103 Old Park Road - Erection of a single storey extension joining house to garage and conversion of garage into store.

RESOLVED: VOTE: 6 FOR 0 AGAINST NO OBJECTIONS

16/P/2291/F Clevedon Golf Club, Castle Road - Erection of a single storey building for use as Teaching Bay. Installation of 2 no. floodlights to new building and 2 no floodlights to existing driving range bay.

Members considered whether the building would be in keeping with the existing driving range. Concern was expressed that the use of the floodlights would be at the discretion of the Golf Club.

RESOLVED: VOTE: 5 FOR 0 AGAINST NO OBJECTIONS subject to the use of the floodlights being restricted to finishing at 9.00 pm.

P/16/1430 TO NOTE PLANNING APPLICATIONS ON REGISTER BUT NOT

REQUIRING CONSULTATION:

16/P/2258/CUPA 6 Station Road - Prior approval for change of use of existing first floor B1 office accommodation (with ancillary storage at second floor) to provide 1no. single bed flat.

RESOLVED: VOTE: 6 FOR 0 AGAINST NO OBJECTIONS

Action: Deputy Town Clerk

P/16/1431 TO CONSIDER THE FOLLOWING TREE WORKS APPLICATIONS:

16/P/2248/WT 45 Hallam Road - T1 magnolia - reduce crown by 1m; T2 cherry - fell; T3 laburnum - fell. **RESOLVED:** VOTE: 5 FOR 1 AGAINST NO OBJECTIONS

P/16/1432 COMMITTEE VICE-CHAIRMAN TO REPORT OF MEETING WITH NSC HELD ON 11TH OCTOBER 2016 CONCERNING INFRASTRUCTURE FOR NEW DEVELOPMENTS

The items put forward by the Town Council for discussion with regard to highways had been answered and this report would be considered by the Transport & Highways Committee at their meeting next week. All councillors have received a copy of the report.

Cllr Barton reported that the meeting had been with David Carter and Steven Thorne, who had emphasised that North Somerset Council's Core Strategy now requires 20,985 homes to be built in North Somerset up to 2026 and the consequent pressures on development and land availability. NSC is looking to local councils for local knowledge on transport issues and their ideas for mitigation. NSC had met with Nailsea and Portishead Town Councils previously and would like to meet again with individual town councils in six months' time. It was suggested that local councils work together on strategies for highways. Due to a lack of resources NSC is dependent on section 106 and CIL funding. Major infrastructure is reliant on funding from major developments. Clevedon does not have land available for large scale developments and the projected housing numbers for Clevedon are lower than other areas of North Somerset.

There had been some discussion about public transport and the reduction of services in Clevedon. It had been agreed that up to date timetables would be made available for the Town Council.

Committee members reiterated that Clevedon is affected by developments outside of the town boundary. Members generally felt that NSC should be looking at the cumulative effect of development on infrastructure rather than the effect of individual developments.

P/16/1433 INVITATION TO PARISH AND TOWN COUNCIL BRIEFING TUESDAY 1ST NOVEMBER 2016 10.00 AM – 12.00 NOON NEW COUNCIL CHAMBER

RESOLVED: Cllr Hill and Cllr Barton to attend and report back to the Committee.

P/16/1434 FOR INFORMATION The Committee received and noted the following;
1434.1 PLANNING APPLICATIONS determined since the Planning Committee meeting on 5th October 2016 It was noted that the application for 1 Woodlands Road had been refused by NSC prior to receipt of the Town Council's comments.

P/16/1435 CHAIRMAN ITEMS FOR INFORMATION

1435.1 CPRE AVONSIDE AGM ON 12TH NOVEMBER 2016 10.30 AM AT TYNTESFIELD

1435.2 CPRE ANNUAL REVIEW – available.

1435.3 NSC PLANNING & REGULATORY COMMITTEE SITE INSPECTION – App No 16/P/1701/F 47B Hill Road invitation to two town councillors to attend as observers.

RESOLVED: Cllrs G Hill and G Watkins to attend.

P/16/1436 TO DETERMINE PART 1 ITEMS

There were no part 1 items.

APPROVED AS A CORRECT RECORD

The meeting finished at 8.00 pm

CHAIRMAN.....

DATE:.....

DRAFT MINUTES SUBJECT TO RATIFICATION BY THE COMMITTEE AND COUNCIL