

**CLEVEDON TOWN COUNCIL**  
**MINUTES OF THE PLANNING COMMITTEE MEETING HELD IN THE COMMITTEE**  
**ROOM, 44 OLD STREET ON WEDNESDAY 8<sup>th</sup> MAY 2013**

**PRESENT:** Cllr C Wring – Committee Vice-Chairman in the Chair  
 Cllrs C Francis-Pester, R Garner, A Giles-Townsend, C Hall, B Hatch,  
 L Knott, J Norton-Sealey, G Watkins.  
 Mrs I Johnson Deputy Town Clerk

**IN ATTENDANCE:** Cllrs D Shopland, C Blades from 8.30pm; N Pennycott from 8.40pm.

**P/13/526 APOLOGIES FOR ABSENCE**

Apologies were received and accepted from Cllr G Hill out of Clevedon.

**P/13/527 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.*

Cllr Hall declared a personal interest app no 13/P/0601/NMA as he is a member of Clevedon Golf Club.

Cllr Garner declared a personal interest in app nos 13/P/0681/LB and 13/P/0715/F as he is known to the applicant.

**P/13/528 MINUTES OF THE PLANNING COMMITTEE HELD ON 17<sup>th</sup> APRIL 2013**

The minutes of the above Planning Committee meeting were approved and signed.

**PART 1**

**P/13/529 TO CONSIDER COMMUNITY RESILIENCE NORTH SOMERSET**

One Councillor spoke in favour of setting up a Committee to assist with Community Resilience in Clevedon. However the report states that NSC would provide the structure, delivery model and resource to support the development of resilient communities. Also NSC does not ask Town and Parish Councils to take ownership of Community Resilience but request local councils support and facilitate its development by community volunteers. Members generally felt that the Town Council did not have the expert knowledge required and therefore should await the outcome of the pilots currently being undertaken by NSC. VOTE: 5 FOR 4 AGAINST

**RESOLVED:** TO REFER this matter to full Council for consideration as to how to progress Community Resilience in Clevedon. **ACTION: Deputy Town Clerk**

**PART 2**

**P/13/530 UPDATE ON ACTIONS NOT ELSEWHERE ON THE AGENDA**

**530.1 CLEVEDON BANDSTAND P519.1**

Confirmation had been received that day from NSC that contractors will be starting on site on 13 May 2013 to commence the renovation of the cornice moulding at the top of the bandstand and its cast iron pillars. This is following the successful approval of the insurance claim for the storm damage and the two donations from Clevedon Civic Society and Clevedon Town Council. NOTED.

**530.2 208 KENN ROAD**

NSC had replied confirming that the conditions relating to flood resilience and drainage in respect of this development had been signed off. The NSC Compliance Monitoring Officer is still addressing the complaints from nearby residents and would reply separately concerning these points. NOTED.

DRAFT MINUTES SUBJECT TO RATIFICATION BY THE COMMITTEE AND COUNCIL

**P/13/531 PLANNING APPLICATIONS – COMMITTEE OBSERVATIONS**

13/P/0574/F 2 Castle View Road - Single storey extension to side and rear  
 13/P/0601/NMA Clevedon Golf Club, Castle Road - Non-material amendment to planning permission 12/P/0437/F (Erection of an extension to existing groundkeepers store) to allow changes to window arrangement, and additional fire door and change to roof and main door/s finish.

13/P/0603/F 170 Kenn Road - Erection of single storey side/rear extension.  
*Some concern that there would be no access to the existing garage, however there is off street parking provision.*

13/P/0613/F 38 Braikenridge Close - Erection of a single storey front extension and conversion of garage to living accommodation.

13/P/0629/F Flat 2 6 Marine Parade - Replacement windows at first and second floor level on the side elevation.

13/P/0631/F Flat 2 6 Marine Parade - Replacement windows at first and second floor level on the rear elevation.

13/P/0651/LB East End Court, Tickenham Road - Internal alterations including removal of modern partitions on ground floor, installation of two doors, removal of kitchen from first floor, installation of wet room previously used as toilet and installation of toilet in space previously used by kitchen.

13/P/0681/LB & 13/P/0715/F 8 Copse Road - Replacement of 5 wooden windows to front elevation of dwelling with new wooden windows.

13/P/0689/F Knightstone Court, Orchard Road - Erection of scooter store.  
 Adjustment to door and window openings and installation of a new window.

13/P/0709/F 35 Castle Road - Erection of a single storey rear extension following demolition of existing conservatory.

13/P/0712/F 20 Durbin Park Road - Erection of a first floor with replacement roof to include a rear and front dormer with front balcony.

13/P/0718/F 109 Kingston Avenue - Extension to loft conversion (larger rear dormer)

**RESOLVED:** NO OBJECTIONS to the above thirteen planning applications.

13/P/0602/F Land at Hangstone Quarry, Old Church Road - Change of use of part of existing car sales area to hand car wash including the erection of a glazed screen and canopy over washing area and an office/store. VOTE: 5 FOR; 3 AGAINST

**RESOLVED:** NO OBJECTIONS subject to limited hours of operation to satisfy those residents living in nearby residential properties. Also request Wessex Water investigate a town well situated on this site.

13/P/0655/F 30 Wellington Terrace - Change of use from residential garage to a separate 3 bedroom residential dwelling with parking to front elevation. Alterations to increase height of roof. VOTE: 2 FOR; 6 AGAINST; 1 ABS

**RESOLVED:** RECOMMEND REFUSAL for the following reasons;

1 Overdevelopment of this cramped site; 2. Consider this infill development will not preserve or enhance the appearance of this Conservation Area; 3. Concern that off street parking will no longer be available for the existing property at 30 Wellington Terrace.

13/P/0672/F 83 Kenn Road - Erection of a single storey rear extension.

**RESOLVED:** NO OBJECTIONS subject to no valid objections from neighbouring properties.

**ACTION:** Deputy Town Clerk

**P/13/531 TOWN & PARISH COUNCIL DEVELOPMENT MANAGEMENT WORKSHOP – 23 MAY 2013**

**RESOLVED:** Councillors G Hill, B Hatch, L Knott and Mrs I Johnson to attend the Workshop in the New Council Chamber WSM from 9.30 am to 12.30 pm and report back to the Committee.

**ACTION: Deputy Town Clerk**

- P/13/532 FOR INFORMATION** Members received and noted the following items;
- 532.1 PLANNING APPLICATIONS determined since 17<sup>th</sup> April 2013. Clarification of the policy for considering planning applications submitted by Town Councillors was requested by a Member.
- 532.2 HINKLEY POINT C CONNECTION PROJECT – Note of Meeting between Independent Chairs of Strategic and Local Community Forums and Forum Members – 26 March 2013. Cllr Garner reported that the next stage of the consultation would commence soon. Any comments to be directed via Mr Quick at NSC.
- 532.3 CPRE TRANSPORT TOOLKIT INFORMATION

**P/13/533 CHAIRMAN ITEMS FOR INFORMATION**

There were no Chairman items for information.

**P/13/534 PART 1 ITEMS** – Community Resilience North Somerset.

APPROVED AS A TRUE RECORD

CHAIRMAN: .....

The meeting finished at 8.45 pm

DATE:.....