

CLEVEDON TOWN COUNCIL ENVIRONMENT & PLANNING COMMITTEE

Minutes of the meeting of the Environment & Planning Committee held in the Council House, 44 Old Street, Clevedon on Monday, 30 March 2009 at 7.30 pm.

Present: Cllr J Norton-Sealey - Committee Chairman in the Chair
Cllrs C Hall, C S Wring.
Ms P Heath – Town Clerk, Mrs I Johnson – Committee Clerk.

In Attendance: Cllrs R Garner, L Knott, P McNeill, D Shopland

Apologies: Cllrs P Gannicliff & G Morris – illness, S Vyce – work commitment.

7.30 pm INFORMAL BUSINESS – APP NO 09/P/0353/F TESCO STORES

Mr G Gardiner of 8 Blackthorn Square presented his objections to the above application for an extension to provide an enhanced home shopping delivery facility (dot com). Mr Gardiner's concerns were possible increase in lorry movements and additional noise and nuisance during the night in this residential area. He suggested alternative locations for this facility - the Tesco home shopping outlet at Cribbs Causeway, premises on an industrial estate or even using existing buildings at Labcare. Mr Gardiner felt the proposed extension would not benefit the town.

E/09/63 DECLARATIONS OF INTEREST

App No 09/P/0413/LB Cllr Hall declared a personal interest – NSC Observer on Pier Trust.

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.

E/09/64 MINUTES of Environment & Planning Ctte meeting held on 16 March 2009 were approved and signed.

E/09/65 UPDATE ON ACTION ITEMS NOT ON AGENDA – None.

Min No		Action
Part 2 items – ACTIONS TAKEN BY THE COMMITTEE UNDER DELEGATED POWERS		
E/09/66	<p><u>PLANNING APPLICATIONS – COMMITTEE OBSERVATIONS</u> <u>DEFERRED FROM LAST MEETING</u> 09/P/0353/F Tesco Stores, Kenn Rd – Single storey rear extension. The District Ward Councillor observed that the number of staff car parking spaces would be reduced, noise from the site could be increased and more traffic introduced to this residential area. However it was pointed out that the Planning Inspector visiting 208 Kenn Road (opposite the roundabout into Tesco) felt traffic movements in the area were not a problem.</p> <p>RESOLVED: RECOMMEND REFUSAL in the absence of all the facts concerning the need for this extension and how this additional dot com facility would operate.</p> <p>09/P/0354/ADV 12 Triangle Centre – Two externally illuminated fascia signs (retrospective). NSC Licensing Officer had confirmed that a licence authorising the sale of alcohol off the premises from 0800 – 2300 daily had been issued on 11 December 2008. There had been no objections to this application.</p> <p>RESOLVED: 1. RECOMMEND REFUSAL height and design of the sign does not comply with the other signage in the</p>	Office to forward comments following the meeting

E/08/66	<p>area.</p> <p>PLANNING APPLICATIONS – COMMITTEE OBSERVATIONS 09/P/0354/ADV continued...</p> <p>RESOLVED: 2. To enquire about the procedure for consultation on licenses to sell alcohol as the Town Council had not been informed of this application.</p> <p>09/P/0376/F 61 Dial Hill Road – First floor front extension. 09/P/0394/F 9 River Mead – Replace existing garage with new garage, study and storage mezzanine. 09/P/0413/LB Waterloo House, 4 The Beach – Internal works to include removal of partition erected in 1990s. 09/P/0420/F 13 Dial Hill Road – Second floor roof extension with 2 rear dormers, two storey front extension with gable, single storey rear extension, pitched roof to garage, balcony, widen access and raised decking area to rear. 09/P/0442/F Wentworth House, 43 Princes Road – Replacement of window with French doors.</p> <p>RESOLVED: NO OBJECTIONS to above five planning applications.</p>	<p>Page 867</p> <p>Office to forward comments following the meeting</p>
E/09/67	<p><u>TREE WORKS</u> 09/0382/WT Park House, 21 Highdale Road – Works to Holm Oak and Evergreen Oaks. 09/P/0383/TPO Park House, 21 Highdale Road – Works to Holm Oak and Holly</p> <p>RESOLVED: NO OBJECTIONS provided Mr Quinney has no concerns.</p>	Office to forward comments
E/09/68	<p><u>NOTICE OF APPEAL</u> 09/P/0004/F Land at Woodlands Road – Notice of appeal by hearing.</p> <p>RESOLVED: To request that the Appeal Hearing is held in Clevedon.</p>	Office to action
E/09/69	<p><u>CLEVEDON HALL ESTATE TPO E/09/58</u> The NSChad forwarded their response to the objections to the TPO as follows;</p> <ul style="list-style-type: none"> • The main issue is whether the trees provide a public amenity – The trees are visible from West Way and from limited points in Victoria Road. Since the two trees are growing within the lower Level of the site it is the other trees which dominate the sky line. • The point regarding expediency is valid, there was a delay in making the order and the applicant has more recently indicated the retention of the trees. <p>The information was NOTED. The Ward District Councillor will discuss the matter further with the NSC Tree Officer.</p>	Cllr R Garner
E/09/70	<p><u>CONTINENTAL MARKET</u> The Market Operator who had provided previous Continental Markets in the town had asked for permission to hold a market on Saturday and Sunday 25 and 26 July 2009. This coincides with the monthly Farmers' Market.</p> <p>RESOLVED: 1. To agree to a Continental Market possibly later in the year not to coincide with the Farmers' Market. 2. To make enquiries regarding a Christmas Market for Clevedon.</p>	Office to action

E/09/71	<u>QUEENS SQUARE PARTNERSHIP GROUP</u> Cllr Knott reported; 1) Pond Letter from DTZ currently being followed up. 2) Planting Discussions with Mr Webber, NSC, concerning planting around the tree. 3) Civic Society railings. It is understood there is no grant from YANSEC and funding may be available from NSC. It appears that if railings are installed the Contractor will not be able to maintain the area around the tree. 4) Seats More than 3 seats required for Queens Square.	Noted
E/09/72 72.1 72.2	<u>FOR INFORMATION</u> The Committee received and noted; PLANNING APPLICATIONS determined since 16 th March 2009 CPRE MAGAZINES & NEWSLETTER	Noted
APPROVED AS A TRUE RECORD CHAIRMAN		
The meeting finished at 8.30 pm ... DATE:.....		