

CLEVEDON TOWN COUNCIL
PLANNING MEETING HELD ON 12th JUNE 2024 AT 7.30PM
IN THE COUNCIL OFFICES, CLEVEDON

PRESENT: Chairman of Planning – Cllr C Francis-Pester
Cllrs C Lord, D Shopland and R Westwood

IN ATTENDANCE: Mrs S Howard – Acting Proper Officer, Miss N King – Planning Clerk

7.30PM FORMAL BUSINESS

24/P/2302 TO RECEIVE APOLOGIES FOR ABSENCE

Apologies for absence were received and approved for Cllr B Culbaith and Cllr K O'Brien.
The Council Tree Officer also submitted his apologies.

24/P/2303 TO RECEIVE DECLARATIONS OF INTEREST FOR ITEMS ON THE AGENDA

There were no declarations of interest for the items on the agenda.

24/P/2304 TO CONSIDER THE FOLLOWING PLANNING APPLICATIONS

EAST WARD

24/P/0844/FUH – 30 Highdale Avenue – Proposed erection of a single storey rear extension and replacement of 1no. rear window with Bi-fold doors.

DECISION – APPROVED.

24/P/0948/FUH – 22 Streamside – Proposed erection of a single storey extension to an existing detached outbuilding to form annex accommodation.

DECISION – APPROVED.

24/P/0638/FUL – 4 Kenn Road – Proposed change of use of first floor offices to 2no. 2-bed apartments.

DECISION – APPROVED.

24/P/0996/FUH – 19 Willow Close – Demolition of the existing porch and proposed erection of a replacement single storey porch and garage.

DECISION – APPROVED.

24/P/1006/AOC – Flat 115 Old Street - Discharge of Conditions 5 (Flood Warning Evacuation Plan) and 6 (Renewable Energy) on application 24/P/0063/FUL.

DECISION – APPROVED.

24/P/0980/TPO - 27 Walton Road - G1 - Crown raise to maximum 3 metres above ground along inside boundary and over public path. G1 - Crown lift to 5 metres over highway where necessary to remove obstruction to high sided vehicles. G1 - Prune back the side of the canopy on the inside only by up-to 1.5 metres max, ONLY where overhanging branches are encroaching towards adjacent properties.

DECISION – APPROVED.

24/P/0922/FUH – Tregarth, All Saints Lane – Proposed erection of a first floor side extension and installation of 1no. new rooflight.

DECISION – APPROVED.

SOUTH WARD

24/P/0932/FUH – 1 Tone Road – Proposed erection of a two-storey side extension with 2no. rooflights and a single storey rear extension with 3no. roof lights.

DECISION – APPROVED.

24/P/1025/LDP – 50 Coxway - Certificate of lawful development for the proposed erection of a single storey outbuilding with canopy over to the side elevation.

DECISION – APPROVED.

WALTON WARD

24/P/0610/FUH & 24/P/0611/LBC – 2 Coach House, 17 Highdale Road – Listed Building Consent and the proposed replacement of the existing single glazed timber windows to the single storey kitchen with double glazed windows and 1 no. rooflight together with internal alterations to the ceiling in the kitchen from a flat to a pitched ceiling.

DECISION – APPROVED, subject to a query as to whether timber will be used to replace the windows as the Committee questioned whether the property was in a Conservation Area.

24/P/1001/LBC – 34 Copse Road – Listed Building Consent for the installation of through floor lift.

DECISION – APPROVED.

24/P/1048/FUH – 16 Thackeray Road - Demolition of the existing garage and outbuildings and proposed erection of a two storey side extension and single storey rear extension. Widening of existing driveway to create 3no. off-road parking spaces.

DECISION – APPROVED.

24/P/1049/TRCA – 11 Wellington Terrace - 1 Sycamore (T1) and 1 Scots Pine (T2) - T1 fell T2 remove extended low hanging limb.

DECISION – APPROVED the pruning of the Sycamore (T1) but REFUSED the felling of the Scots Pine (T2) subject to understanding the reasons for felling.

24/P/1065/FUH – 22 Clynder Grove – Proposed erection of a rear/side extension to the existing property.

DECISION – APPROVED.

24/P/0847/FUH & 24/P/0848/LBC – 13 Wellington Terrace – Retrospective application and listed building consent for the repainting of existing windows and shutters to white, retaining the original frames and runners in black. Internal re-ordering/alterations and extension of rear patio.

DECISION – APPROVED.

24/P/0963/FUL – 41 Copse Road - Proposed erection of a dwelling and attached garage on site of former workshop and store. Alterations to existing vehicular access.

DECISION – APPROVED.

WEST WARD

24/P/1040/FUH – Flat 2, 4 Elton Road - Proposed erection of a timber clad garden room pod to the rear enclosed courtyard garden following demolition of the existing shed.

DECISION – APPROVED.

24/P/2305 NSC CONSULTATIONS AND INFORMATION

2304.1 To receive a report concerning the NSC Town & Parish Planning Workshop held on Thursday 23rd May 2024

Committee members **NOTED** the report from the Planning Clerk. Cllr Lord was also in attendance but had nothing more to add to the report.

2304.2 Planning Appeals – 24/P/0206/FUH – 22 Edward Road South

Committee members **NOTED** the appeal.

24/P/2305 CHAIRS'S ITEMS FOR INFORMATION ONLY

2305.1 NSC Determinations – one conflicting case, 22 Edward Road South. The Committee members **NOTED** this case as it was the same property **NOTED** in the Planning Appeals.

2305.2 Amended Plans - 22/P/2127/FUL & 22/P/2128/LBC – Clevedon Hall

North Somerset Council (NSC) notified Clevedon Town Council of amended plans for Clevedon Hall. The consultation period for the Planning Committee to consider the plans ends on 1st July 2024. The Planning Clerk has secured an extension to this date, with NSC, of 8th July 2024. The amended plans will be considered at the next Planning Committee meeting on 3rd July 2024.

2305.3 Change to North Somerset Council Planning and Regulatory Committee Public Participation

NSC have notified all Town and Parish Councils that they will be afforded the opportunity to speak at future Planning and Regulatory Committee meetings. The Chairperson or Clerk must advise of the intention to speak by 12 noon, the day prior to the meeting by email.

2305.4 [2301.3] Hill Road – Parklets

Cllr Lord had enquired at the Planning Committee meeting on 22nd May 2024, whether the parklets on Hill Road shopping area are licensed and paid for by the Traders. The advice given to the Acting Proper Officer and Planning Clerk is that the parklets were licensed for twelve months during the first year, with business traders not be charged. Any plants need to be sourced for the planters and must be maintained during this period. Following this, NSC have to decide what to do regarding the renewal of the licence, insurance and if the parklets are permanent. The Committee questioned if Clevedon Town Council are the statutory consultee?

Action – Planning Clerk

The meeting finished at 7:59pm

APPROVED AS A CORRECT RECORD

CHAIR

DATE:

Date of next meeting – 3rd July 2024

Ratified at Full Council on the 26th June 2024