



Minutes of the meeting of the Planning Committee held at Banwell Youth & Community Centre, 7pm on Monday 2nd of September 2024.

PRESENT: Councillors Nick Manley (Chairman), Paul Blatchford, Steve Davies, Paul Harding & Matthew Thomson.

IN ATTENDANCE: Liz Shayler (Clerk)

Cllr Manley welcomed everybody.

Before the meeting was convened, members of the public were invited to speak.

Members of the public.

No members of the public were present.

The meeting was convened.

46/24 To receive apologies for absence (agenda item 1)

No apologies were received.

47/24 To receive declarations of interest (agenda Item 2)

No Declarations of Interest were received.

48/24 To approve as a correct record the minutes of the Planning Committee Meeting held on the 5th of August 2024 (agenda item 3)

Resolved – That the minutes of the Planning Committee Meeting held on the 5th of August 2024 be approved as a correct record of the meeting.

The resolution was correctly proposed and seconded (unanimous)

The minutes of the meeting were signed by the Chairman as a correct record.

49/24 To discuss the proposed changes to the draft National Planning Policy (NPPF) in relation to Green Belt and affordable housing (agenda item 4)

Resolved – To agree that the response submitted as part of the agenda papers be sent to NALC as part of their consultation response. Any further comments be submitted to the Clerk by the end of the week to form part of the Full Parish Council Agenda Papers.

The resolution was correctly proposed and seconded (unanimous)

50/24 To note and comment upon planning applications (agenda item 5).

- (i) **24/P/1541/LBC Stonebridge Wolvershill Road Banwell BS29 6DR.**
Listed building consent for the proposed removal of a section of wall between the breakfast room and the adjacent corridor to create a dining room. Removal of the modern floor covering and levelling of the existing flagstones beneath together with repairs to the ceiling and removal of the door for re-use elsewhere.

Resolved: to support this application.

The resolution was correctly proposed and seconded (unanimous)

51/24 To note the following planning applications (agenda item 6).

- (i) **24/P/1455/TRCA The Coach House East Street Banwell BS29 6BW**
T1 - Dead Rowan - Fell T2 - Dead Cherry - Fell T3 - Willow - Pollard to previous pollard point 2m.

- (ii) **24/P/1683/AOC Land at Parklands Churchland Way, Banwell.**
Request to discharge condition numbers 42 (Energy) and 53 (plant) on application 12/P/1266/OT2
- (iii) **24/P/1684/AOC Land at Parklands (Phase 4a) Churchland Way Banwell North Somerset**
Request to discharge condition number 2 (Provision of Fire Hydrants), 5 (Waste and Recycling) and 6 (Traffic Regulation Order) from application 23/P/1376/RM.

The applications above were noted.

52/24 To note planning decisions – (agenda item 7)

- (i) **24/P/0809/AOC Land South of Churchland Way Wolvershill Road Banwell Weston-super-Mare**
Request to discharge condition number 37 (Land contamination assessment) on application 12/P/1266/OT2. **APPROVE (discharge condition) (RDC)**
- (ii) **24/P/1178/TPO Eversleigh House, East Street, Banwell. BS29 6BW**
T1 - Hornbeam - Remove 2 dead limbs as suggested in tree report attached. Crown reduce to one point above previous points. **REFUSED**
- (iii) **24/P/1238/H2PA 103 High Street Banwell BS29 6AG**
Application to determine if prior approval is required for a proposal to construct a first-floor extension (additional storey) to existing dwellinghouse, to a maximum height of 9.2metres. **Prior approval - required and grant**
- (iv) **24/P/1302/TRCA 3 High Street Banwell BS29 6AA**
Leylandii (T1) Fell. Leylandii (T2) Fell. Leylandii (T3) Fell. Leylandii (T4) Fell. Ash (T5) Fell. Ash (T6) Fell. Ash (T7) Fell. **No objection (tree/hed) unconditional**
- (v) **24/P/1340/TRCA Banwell House Wolvershill Road Banwell BS29 6DG**
All foliage to be removed from BT telecoms pole. **No objection (tree/hed) unconditional**
- (vi) **24/P/1647/AOC Park Farm Wolvershill Road Banwell North Somerset BS29 6DL**
Discharge of Condition 4 (Sample Panel) on application 23/P/0628/FUH. **APPROVE (discharge condition) (RDC).**

The Clerk tabled the following decision which had been received since the agenda had been published.

- (vii) **24/P/1301/FUH 2 Waits Close Banwell BS29 6HH.**
Proposed erection of a single storey rear extension. **APPROVED**

53/24 Date of the next meeting (agenda item 8)

Planning Meeting Monday 7th of October 2024 7pm at Banwell Youth & Community Centre.

The Chairman closed the meeting at 19:10

.....Chairman

.....Date