

WEDMORE PARISH COUNCIL

MINUTES of a Meeting of the PLANNING COMMITTEE held at the Council Rooms, Grants Lane,
Wedmore
on Tuesday 7th December 2021 at 7.30.pm

Present: Mrs S Worrall (Chair), Mrs I Beacom, Mrs G Cousins, Mrs B James-Lloyd, Mr D Kirley,
Mr P Tinney.

In attendance – Mr R Pring (Clerk), Mr Lee Wright

- 1. Apologies for absence -** Mrs J Candy, Mrs P Costello, Mr D Cox, Mr A Smith
- 2. Declarations of Interest** – Mr P Tinney declared an interest in 50/21/00118 being related to the applicant and took no part in the discussions.
- 3. District Council members –** Nil
- 4. Minutes.** The minutes of the meeting held on 3rd November 2021 had been circulated. It was agreed that they should be signed by the Chairman

The Chairman adjourned the meeting to allow Mr Wright to address the committee. The meeting then resumed.

5. Planning Applications –

50/21/00098/EC

Proposal: Retention of temporary agricultural tied dwelling as a self contained tourism unit.

Location: Oak Tree Farm, Quab Lane, Pilcorn St, Wedmore BS28 4AR

Applicant: Mr & Mrs Coombes

COMMENT: No observations

50/21/00092/CM & 50/21/00093 (Listed Buildings)

Proposal: Retrospective application for the retention of existing conservatory.

Location: Christmas Cottage, Pilcorn St. Wedmore BS28 4AN

COMMENT: No observations

50/21/00096/CM

Proposal: Erection of timber fence to the NE elevation on site of existing hedge (to be demolished) .

Location: Pippins, Pilcorn St. Wedmore BS28 4AW

Applicant: Mr A Smith

COMMENT: No observations

50/21/00100/EC

Proposal: Change of use of function room to form 4 x guest bedroom suites,

Location: Swan Hotel, Wedmore BS28 4EQ

Applicant: Stay Original Company Ltd

COMMENT: Object. The closure of the function room would mean the loss of a valuable community asset and the provision of four extra bedrooms would result in even more parked cars on the already congested village main street.

50/21/00101/CM

Proposal: Erection of two storey extension to rear (NW) elevation and demolition of existing lean-to and garden store..

Location: Coldnose House, Bagley, Wedmore BS28 4TG

Applicant: Mr & Mrs Becker

COMMENT: Object. The plans have not been significantly amended to mitigate the light pollution of the countryside.

50/21/00106/CM

Proposal: Erection of orangery to the side (East) elevation on site of existing conservatory to be demolished and conversion of existing flat roof to the (North) to a balcony..

Location: Panborough House, Panborough. Wells BA5 1PN

Applicant: Mr & Mrs Hembrow

COMMENT: No observations

50/21/00107/CM

Proposal: Erection of single storey extension to side (SE) elevation.

Location: Warren House, Pilcorn St, Wedmore BS28 4AW

Applicant: Mr & Mrs Wilson

COMMENT: No observations subject to confirmation of the boundary line of the property.

50/21/00108/CM

Proposal: Erection of a porch to front (NW) elevation .

Location: 3 Quab Lane Close, Wedmore BS28 4AT

Applicant: Moody

COMMENT: No observations

50/21/00110/EC

Proposal: Application to determine if prior approval is required for proposed change of use of agricultural building top 1 dwelling and associated building operations .

Location: Barn at Totney Wick, Littlemoor Rd, Mark.

Applicant: Mr R Weight

COMMENT: Object. No flood assessment appears to have been carried out in relation to this application.

50/21/00112/DT

Proposal: Erection of a agricultural building for livestock

Location: Land to North of Teal Farm, Sand Wedmore BS28

Applicant: Caseley Farm Dairy

COMMENT: Support. The Council is pleased support this flourishing agricultural business.

SDC Decision

50/21/00113/CM

Proposal: Erection of a single storey rear (West) extension. Formation of loft conversion and installation of front (East) and rear (West) dormer to include a balcony

Location: 25 Combe Batch Rise Wedmore BS28 4DT

Applicant: Mrs & Mrs Millar

COMMENT: Object. This proposed development is totally out of character with other properties in the road. It would have a devastating effect on the street scene and the proposed balcony would be intrusive to neighbouring properties.

50/21/00114/EC

Proposal: Variation of Condition 1 of Planning Permission 50/07/00057 (Retention of use of land to site caravan, chalet, storage containers and chicken sheds) to remove the condition

Location: Land to East of Cribhouse Lane, Crickham Wedmore BS28

Applicant: Vowles

COMMENT: Support. The Council supports this application but only within the life time of the applicant.

SDC Decision

50/21/00115/EC

Proposal: Proposed replacement of existing single storey roof to the North elevation and the re-arrangement of windows and doors to the North and West elevations

Location: Yorke House, Plud St, Wedmore BS28 4BQ

Applicant: Mr & Mrs Pilbeam

COMMENT: No observations

50/21/00117/JAB

Proposal: Reduce crown of Norway Maple by 25% by shortening lateral branches by 1m and 1.5m, thinning crossing branches within the crown

Location: 29 St Medard Road, Wedmore BS28 4AY

Applicant: Agent

COMMENT: No observations providing Mrs Burton is content.

50/21/00118/EC

Proposal: Application to determine if prior approval is required for the proposed change of use of agricultural building to a one dwelling and associated works

Location: Land at Stoughton Cross, Wedmore BS28 4QR

Applicant: Mr O Seymour

COMMENT: No observations

50/21/00120/JAB

Proposal: Fell two pine trees and reduction work to seven others.

Location: Laurel Bank, Sand Rd, Wedmore BS28 4BZ

Applicant: Agent

WPC Meeting Date 07/12/21

COMMENT: No observations providing Mrs Burton is content

6. Correspondence.

(a). It was noted that the following applications had been granted permission:-

50/21/00061/DT

Proposal: Erection of two storey rear (SE), single storey rear (SE) and side (North) extension..

Location: Woodside, Pilcorn St, Wedmore BS28 4AN

Applicant: Mr Weight

50/21/00065/EC

Proposal: Erection of holiday let on site of existing storage building (to be demolished)

Location: Mendip View, Combe Lane, Wedmore BS28 4DV

Applicant: Mr & Mrs Tucker

50/21/00077/CM

Proposal: Erection of single storey rear (North) extension and proposed first floor and rear (North) dormer extension with roof alterations.

Location: Cherith, Mudgley Rd, Wedmore BS28 4DF

Applicant: Mr & Mrs Williams

50/21/00083/CM & 50/21/00084/CM (Listed buildings)

Proposal: Proposed installation of new loft access and enlargement of rear (East) dormer, also with repairs to the roof, rainwater goods and walls.

Location: Blackford Cottage, High St, Blackford. Wedmore BS28 4NN

Applicant: Dr Smith

50/21/00091/JAB

Proposal: Fell one ornamental cherry.

Location: White Gates, Glanville Rd. Wedmore BS28 4AD

Applicant: Ms M Marinkovic

50/21/00094/CM

Proposal: Replacement of existing conservatory and erection of single storey porch to East elevation and installation of dormer to the North elevation with internal alterations

Location: Yew Tree House, Mutton Lane, Wedmore BS28 4DS

Applicant: Mr & Mrs Hanson

50/21/00111/JAB

Proposal: Reduce pittosporum, coppice hazel and reduce bay tree

Location: Glendale, Church St St, Wedmore BS28 4AB

Applicant: Mrs M Cavanagh

(b).It was noted that the following applications had been refused:-

7. **Matters of Report and Items for the Next Meeting** - Nil

8. **Date of next meeting** - Wednesday 5th January at 7.30pm

There being no further business the meeting was declared closed at 8.25pm