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# WEDMORE PARISH COUNCIL

MINUTES of a Meeting of the PLANNING COMMITTEE held at the Council Rooms, Grants Lane, Wedmore

On 30th August 2023 at 7:30pm

**Present**: Councillor Isobel Beacom\*, Councillor Farley, Councillor Tinney, Councillor Sampson.

**In Attendance:** Lindsey Baker (Clerk) Paul Martin (Architect) 1x Member of the Public

1. apologies for absence

Councillor Loughrey

1. **to confirm the minutes from the meeting of the planning committee held on 9th August 2023**

Councillor Beacom addressed the committee and confirmed everyone had read the minutes from the previous meeting.

It was accepted as an accurate record and the minutes signed.

1. declarations of interest

None to record

1. public participation

Paul Martin presenting on behalf of application 50/23/00070/EC

1. matters arising and information for councillors

None to record

1. planning applications – to be considered including: -

50/23/00070/EC

**Proposal**: Change of use and conversion of loft to form church worker's accommodation, including the installation of roof lights to the East and West elevations, and alterations to existing window in South gable.

**Location**: Bagley Baptist Church, Coldnose, Bagley, Wedmore, Somerset, BS28 4TG

**Applicant**: Mr P Jacobs

The Clerk displayed the application and a discussion ensued.

**Resolved: A ‘No Observation’ Comment was submitted to the Portal for Somerset Planning North by The Clerk, Proposed by Councillor Farley, Seconded by Sampson.**

**Paul Martin and 1x Member of the Public left the meeting at 19:50 PM**

50/23/00071

**Proposal**: Part retrospective application for the erection of single storey rear (SW) extension (revised scheme).

**Location**: 9 Saxon Way, Wedmore, Somerset, BS28 4AG

**Applicant**: Mr B Smithson

The Clerk displayed the application and a discussion ensued.

**Resolved: A ‘No Observation’ Comment was submitted to the Portal for Somerset Planning North by The Clerk, Proposed by Councillor Farley, Seconded by Sampson.**

50/23/00072/CM

**Proposal**: Variations of Condition 2 of Planning Permission 50/22/00088 (Conversion of outbuildings to form additional living space, installation of windows to front (North) and rear (South) elevations (revised scheme)) to provide a low-pitched canopy to the South elevation.

**Location**: Fig Tree Cottage, Dungeon, Cocklake, Wedmore, Somerset, BS28 4HB

**Applicant**: Mr S Hewlett

The Clerk displayed the application and a discussion ensued.

**Resolved: A ‘No Observation’ Comment was submitted to the Portal for Somerset Planning North by The Clerk, Proposed by Councillor Farley, Seconded by Sampson.**

50/23/00074/CM

**Proposal**:  Removal of internal wall forming a new opening between existing kitchen and dining room.

**Location**: Providence House, The Borough, Wedmore, Somerset, BS28 4EG

**Applicant**: Mr H De Pree

The Clerk displayed the application and a discussion ensued.

**Resolved: A ‘No Observation’ Comment was submitted to the Portal for Somerset Planning North by The Clerk, Proposed by Councillor Farley, Seconded by Sampson.**

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

50/22/00065/IL

**Proposal**: Erection of a self-build dwelling.

**Location**: Springwater Barn, Mudgley Hill to White Horse Lane, Mudgley, Wedmore, BS28 4TY

**Applicant**: Mr Peacock & Mrs Blackshaw

*50/23/00014/EC*

***Proposal****: Change of use from former school room to dwellinghouse (Class C3) with the erection of single storey extension to the South elevation with new vehicular access and construction of bat roost.*

***Location****: Former Village Hall, Church Street, Blackford, Wedmore, Somerset, BS28 4NR*

***Applicant****: Hugh Sexey's Hospital Estate*

*50/23/00015/EC*

*(Listed Building Consent)*

***Proposal****: Change of use from former school room to dwellinghouse (Class C3) with the erection of single storey extension to the South elevation with new vehicular access and construction of bat roost.*

***Location****: Former Village Hall, Church Street, Blackford, Wedmore, Somerset, BS28 4NR*

***Applicant****: Hugh Sexey's Hospital Estate*

*50/23/00056*

***Proposal****: Erection of two storey front (North) extension.*

***Location****: The Barn, West End, Wedmore, Somerset, BS28 4BW*

***Applicant****: Simpson*

*50/23/00062/EC*

***Proposal****: Certificate of lawfulness for the existing use of digging of a trench to receive foundations pursuant of the lawful commencement of planning permission 50/20/00075.*

***Location****: Home Farm, Snake Lane, Theale, Wedmore, Somerset, BS28 4SZ*

***Applicant****: Mr N Ham*

*50/23/00064/CM*

***Proposal****: Retrospective application for an additional painted metal rainwater downpipe on rear (East) elevation.*

***Location****: Blackford Cottage, High Street, Blackford, Wedmore, Somerset, BS28 4NN*

***Applicant****: Dr R Smith*

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

*50/23/00002/CM*

***Proposal****: Change of Use (convert and extend garages to a holiday let).*

***Location****: Isle of Wedmore Golf Club Lineage Farm, Lascot Hill, Wedmore, Somerset, BS28 4QT*

***Applicant****: Mr & Mrs Abraham*

*50/23/00067/CM*

***Proposal****: Certificate of lawfulness for the existing use of home garden office structure for business office use (clerical only) Monday - Friday between the hours of 9am - 5pm.*

***Location****: Bear House Farm, Stoughton Cross, Wedmore, BS28 4PU*

***Applicant****: Mr S Buckley*

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

50/23/00075

***Proposal:*** *Application to determine if prior approval is required for a proposed slurry store to replace two existing open clay lined slurry lagoons.*

***Location:*** *Land north east of Newgrove Farm, Eastfield Road, Blackford, Wedmore, Somerset, BS28*

***Applicant:*** *B M Coombes & Sons*

**(d). It was noted that the following applications needed no formal application: -**

*50/23/00061/EC*

***Proposal****: Application to determine if prior approval is required for a proposed agricultural building.*

***Location****: Old Parlour, Church Lane, Blackford, Wedmore, BS28*

***Applicant****: Mr S Bosley*

*50/23/00078*

***Proposal****: Application to determine if prior approval is required for a proposed extension measuring 15.24m x 24m to an agricultural building.*

***Location****: Caseley Farm, Sand, Wedmore, BS28 4XD*

***Applicant****: Caseley Farm Dair*

**Date of next meeting** **– TBC September 2023**

**There being no further business the meeting was declared closed at 20:21 pm.**