



WEDMORE PARISH COUNCIL

AGENDA for a Meeting of the Planning Committee to be held at The Council Rooms, Grants Lane, Wedmore on Tuesday 14th May 2024 at 7:30 pm

Members of the electorate of the Parish are welcome to attend the meeting. The Chairman will at a convenient time in the transaction of business, allow any members of the public to make representations, answer questions or give evidence relating to the matter or business being transacted at the meeting. (Public Bodies (Admission to Meetings) Act 1960)

PRIOR TO THE START OF THE MEETING, PUBLIC PARTICIPATION WILL TAKE PLACE

QUESTIONS AND COMMENTS ARE INVITED FROM MEMBERS OF THE PUBLIC IMMEDIATELY BEFORE COUNCIL MEETINGS

THE SESSION IS LIMITED TO 15 MINUTES AND A MAXIMUM OF THREE MINUTES FOR EACH PARTICIPANT.

- 1) APOLOGIES FOR ABSENCE
- 2) TO CONFIRM THE MINUTES FROM THE MEETING OF THE PLANNING COMMITTEE HELD ON
- 3) DECLARATIONS OF INTEREST
- 4) MATTERS ARISING AND INFORMATION FOR COUNCILLORS
- 5) PLANNING APPLICATIONS – TO BE CONSIDERED INCLUDING: -

50/24/00014/

Proposal: Siting of a static caravan to be used for storage in connection with the existing farm.

Location: Land to the North of, The Old Parlour, West of, Church Lane, Blackford, Wedmore, Somerset, BS28

Applicant: Mr S Bosley

Comments Welcome By: 07/06/2024

50/24/00016/JMS

Proposal: Proposed Conversion of Existing outbuilding into Guest Annex and Workshop.

Location: Coldnose House, Coldnose, Bagley, Wedmore, Somerset, BS28 4TG

Applicant: Mr R Becker

Comments Welcome By: 24/05/2024

50/24/00020/SKN

Proposal: Conversion of a barn to a 1no. dwelling, including alterations to the roof and the formation of the associated parking and garden.

Location: Walnut Tree Farm, Heath House, Wedmore, BS28 4UJ

Applicant: Mr R Hole

Comments Welcome By: 07/05/2024 (extension approved until Wed 15th May)

50/24/00021/DD

Proposal: Hybrid (full and outline) application. Full application for the erection of 26 No. dwellings and formation of access, associated open space, landscaping and parking. Outline application with some matters reserved for 4 No. self-build plots.

Location: Land At, Combe Batch, Wedmore, Somerset, BS28

Applicant: C&P Developments (Wedmore) Ltd

Comments Welcome By: 24/05/2024

50/24/00034/JMS

Proposal: Application to determine if prior approval is required for a proposed erection of a single storey extension, extending 6.46m from the rear West elevation.

Location: Old Rhine Farm, Blakeway, Wedmore, Somerset, BS28 4UB

Applicant: Mr and Mrs Smith

Comments Welcome By: 30/05/2024

For information ONLY decided applications:

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

50/24/00003/JMS

Proposal: Construction of a new oak-framed entrance step and landing with Blue Lias slabs. Demounting the door's central cover strip and refixing it to the southern leaf to allow the northern leaf to be used as the principal entrance. Introduction of an iron letter plate with new slot cut into door plank.

Location: Walls Barn, West End, Wedmore, Somerset, BS28 4BN

Applicant: C/O Agent benjamin + beauchamp, benjamin + beauchamp architects

50/24/00004/JMS (LISTED BUILDING CONSENT)

Proposal: Construction of a new oak-framed entrance step and landing with Blue Lias slabs. Demounting the door's central cover strip and refixing it to the southern leaf to allow the northern leaf to be used as the principal entrance. Introduction of an iron letter plate with new slot cut into door plank.

Location: Walls Barn, West End, Wedmore, Somerset, BS28 4BN

Applicant: C/O Agent benjamin + beauchamp, benjamin + beauchamp architects

50/23/00132

Proposal: Erection of 1 No. dwelling on site of existing garage (to be demolished).

Location: Cross Farm, The Borough, Wedmore, Somerset, BS28 4EB

Applicant: Wedmore (Phase 2) Developments Limited

50/23/00133

Proposal: Variation of Conditions 2 & 10 of Planning Permission Application No. 50/21/00072 (Demolition of existing bungalow and erection of a two-storey dwelling.) to allow for a change in approved materials, wood cladding to stone or render, a change in fenestration arrangements, a change in side door and to vary approved plans listed in Schedule A, to reflect these changes.

Location: The Bungalow, Little Ireland Road, Wedmore, Somerset, BS28 4BJ

Applicant: Dr T Coles

50/23/00134/POA

Proposal: Retrospective application for erection of outbuilding on site of existing (to be demolished).

Location: Rose Cottage, Long Hill, Clewer, Wedmore, Somerset, BS28 4JF

Applicant: Mr and Mrs Squire

50/24/00013/JMS

Proposal: Erection of 4m rear & side single-storey extension and erection of new garage outbuilding.

Location: Tor View, Newtown, Panborough, Wells, BA5 1PW

Applicant: Mr N Hatherell

50/24/00015/JMS

Proposal: Erection of a single-storey extension to NW elevation.

Location: 2 Springfield Drive, Wedmore, Somerset, BS28 4BT

Applicant: Mr A Waller

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

50/23/00066/EC

Proposal: Erection of an agricultural worker's dwelling.

Location: Sparkmoor Farm, Blackford Road, Wedmore, Somerset, BS28

Applicant: Mr H Hole

50/24/00012/JMS

Proposal: Erection of a rear and side balcony to the East and North elevations.

Location: Hillside, Billings Hill, Wedmore, Somerset, BS28 4DA

Applicant: Mr & Mrs Dolbear