

**Minutes of a Meeting of the Planning Committee of
Wrington Parish Council
held in the John Locke Room on Thursday 18 September 2018**

Present: Mr B Taylor (Chair) Mrs D Robertson
Mrs G Bigg Mrs D Yamanaka
Ms J Bishop (Assistant Clerk)

In attendance: The applicant's agent for application 18/P/3937/FUH
(Southcombe, High Street, Wrington, BS40 5QD)

1 Apologies for absence

Apologies were received from Cllrs Rawlins and Glynn.

2 Declarations of Interest

Cllr Robertson declared a personal interest in relation to application 18/P/3937/FUH (Southcombe, High Street, Wrington, BS40 5QD) as she knows the applicants.

3 Public Participation

The applicant's agent for 18/P/3937/FUH (Southcombe, High Street, Wrington, BS40 5QD) attended to hear the Council's discussion on the proposed development.

4 Minutes of the previous meeting

The Minutes of the meeting held 30 August were reviewed. Cllr Yamanaka requested that item 2 (Declarations of Interest) be amended to read '...she knows one of the owners...' instead of '...she knows one of the residents...'. The Minutes were then adopted as a true record

5 NSC Planning and Regulatory Committee

It was noted that, at the meeting held on 12 September, the Committee had deferred a decision on 17/P/5592/FUL (two-storey medical centre at land opposite Bird of Prey Centre, Smallway, Congresbury).

6 Decision Notices issued by NSC

A list of Decision Notices had been circulated prior to the meeting and these were noted. In summary:-

- 18/P/2802/FUL - 1 Ashford Road, Redhill, BS40 5TH - approved
- 18/P/3914/HHPA - 54 South Meadows, Wrington, BS40 5PG - approved

The following Notices had been received after the meeting papers had been circulated:-

- 18/P/2261/FUL - Vosper Lodge, Red Hill, Redhill, Wrington, BS40 5TG - refused
- 18/P/3953/TRCA - Ashley House, Silver Street, Wrington, BS40 5QE - lesser proposal approved

- 18/P/4041/TRCA - Land adjacent to 45 The Glebe, Wrington, BS40 5LX
- withdrawn

7 Planning Applications

A list of planning applications had been circulated prior to the meeting.

In relation to 17/P/5342/FUL (Gatcombe Farm Industrial Estate, West Hay Road, Wrington, BS40 5GF) Cllr Taylor reported that new documents had recently been uploaded to NSC's website. He offered to review the documents and prepare a comment if necessary. The meeting agreed.

Application 18/P/3937/FUH – Southcombe, High Street, Wrington, BS40 5QD

The applicant's agent outlined the proposed development. During the discussion it emerged that the windows were to be made from timber and not aluminium as stated in the application. Cllr Taylor drew the agent's attention to the fact that the property is subject to an Article 4 Direction. Councillors also discussed whether a new entrance onto a PROW fitted with current planning policy. The Council agreed to object to the proposed development due to the discrepancies in the application and the fact that the property is subject to an Article 4 Direction.

The applicant's agent left the meeting.

Application 18/P/4188/TRCA - The Old Manor House, High Street, Wrington, BS40 5QA

It was agreed to object to the application. Being in the centre of the village, the tree has high visual amenity value. However, as no real justification for the proposed works has been provided the Council will be guided by the Tree Officer's recommendations, hoping a lesser scheme of work could be undertaken rather than felling the tree.

Application 18/P/4198/NMA - Bristol Airport, North Side Road, Felton, Wrington, BS48 3DP

Councillors agreed there were no objections to the application.

Application 18/P/4206/FUL - Bristol Airport, North Side Road, Felton, Wrington, BS48 3DP

It was agreed there were no objections to the proposal.

Application 18/P/4228/EA1 - Bristol Airport, North Side Road, Felton, Wrington, BS48 3DP

Councillors were concerned that the Screening Report failed to mention the disposal of fluids (eg oil etc) or any fire precautions relating to the maintenance bays. Due to these omissions the Council felt the Screening Report was inadequate.

Application 18/P/4238/AIN - Bristol Airport, North Side Road, Felton, Wrington, BS48 3DP

The Council discussed whether the car rental business was operationally essential and, therefore, questioned whether the proposal qualifies as permitted development.

8 Other Planning Issues

- **North Somerset Council: Local Plan 2036 - Issues & Options**
Cllr Taylor urged Councillors to review the consultation and send any comments to him in time for the next meeting (9 October).

The Meeting was closed at 7.00pm

Chairman