

**Minutes of a Meeting of the Planning Committee of
Wrington Parish Council
held in the John Locke Room at 6.30pm on Tuesday 11 October 2022**

Present:	Cllr B Taylor (Chair)	Cllr D Yamanaka
	Cllr J Steinbach	Cllr G Bigg
	Cllr M Abdul-Wahab (from item 5)	Cllr J Coffey (from item 6)
	J Bishop (Assistant Clerk)	

1 Apologies for absence

Apologies for absence were received from Cllrs Houshmand-Rahimi, Vaughn, Lovell and Neve.

2 Declarations of Interest

There were no declarations of interest.

3 Public Participation

There were no members of the public present.

4 Minutes of the previous meeting and matters arising

The Minutes of the meeting held on 29 September 2022 were reviewed and adopted as a true record. There were no matters arising.

5 NSC Planning and Regulatory Committee

There were no items of direct relevance to the parish on the agenda for the meeting to be held on 12 October. However, it was noted that 22/P/0227/OUT (49 dwellings on land at Greenhill Lane and Greenhill Road, Sandford) had been refused. Also, a public inquiry was to be held, on 30 November, on 20/P/1438/FUL (proposed Park and Ride for Bristol Airport, Heathfield Park, Bristol Road, Hewish, Puxton).

Cllr Abdul-Wahab joined the meeting

6 Decision Notices issued by NSC

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

- 22/P/1868/TPO - Webbsbrook, Silver Street, Wrington, North Somerset, BS40 5QL - approved
- 22/P/2147/TRCA - Lawders Orchard, Wrington, North Somerset – approved

Cllr Coffey joined the meeting

It was also noted the following Decision Notices had been published by NSC after the meeting papers had been circulated:-

- 22/P/0167/FUH - Warren House, Brockley Combe Road, Backwell, BS48 3DF – approved
- 22/P/1337/FUH - Redberries, Winters Lane, Redhill, North Somerset, BS40 5SH – refused
- 22/P/2075/TRCA - Crab Apple Cottage, Broad Street, Wrington, BS40 5LA – approved
- 22/P/2186/NMA - 19 Butts Batch, Wrington, BS40 5LN - approved

7 Planning Applications

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

22/P/0167/FUH - Warren House, Brockley Combe Road, Backwell, BS48 3DF – approved

See agenda item 6 above.

22/P/188/LBC – Applegarth, High Street, Wrington, North Somerset, BS40 5QD

It was noted the Council had already commented on the linked application 22/P/1887/FUH. It was agreed the comment already submitted was still appropriate. The Council also noted the comments and concerns submitted by neighbours to NSC.

22/P/2190/FUL - Woodlands, Wrington Hill, Wrington, BS40 5PL

Councillors discussed previous applications on the site (07/P/2079/F and 08/P/1188/F). It was agreed that the reasons for imposing Condition 1 had not changed and that any development, or change of use, would be inappropriate development in the Green Belt and any development of the garage/store should take into account its location in the Mendips Bats SAC.

22/P/2193/FUL - Pavilion, Silver Street, Wrington, North Somerset

It was noted that the Council is the owner (and landlord) of the property and of the Recreation Field where the building is sited. The site is also in Green Belt. As Councillors felt the extension complied with current planning policy it was agreed there were no objections in principle to the application. However, the Council would like to point out that formal approval from them (as landlord) had not yet been given to the applicant.

22/P/2326/FUH - Highwood House, Winters Lane, Redhill, Wrington, BS40 5SH

It was noted the site is in Green Belt, outside any settlement boundary and in Zone C of the North Somerset and Mendip Bats SAC. Although Councillors felt the proposed development was unlikely to have any adverse effects on neighbours, they were concerned that the proposals did not comply with current planning policy. Taking into account a previous extension (04/P/1864/F) the proposal would increase the gross floor area by more than the 50% guideline specified in DM12. Therefore, it was agreed to object to the application as it is contrary to current planning policy and would be detrimental to the openness of the Green Belt.

8 Other Planning Issues

- **Hinkley Point C Connection Project – Development Control Orders, formal submission to discharge 22/P/2358/DCM (5(2)(b) (Biodiversity Mitigation Strategy Addendum for Stage 9)**

This was noted.

Cllr Taylor drew the meeting's attention to NSC's consultation on Portishead Neighbourhood Plan. This was noted and it was agreed no comment was necessary.

Cllr Taylor also introduced application 22/P/2376/AIN (Consultation request under the provisions of Part 8 (Class F) of The Town And Country Planning (General Permitted Development) (Amendment) (England) Order 2015 for the installation of ground mounted solar panels at 3no. sites and associated substation at Bristol Airport). He explained it was included on this week's list of registered applications and the deadline for submitting comments to NSC was before the next Planning Committee meeting. Although not on the agenda, Councillors agreed to discuss the application as an extraordinary item and as a matter of urgency. It was agreed that the installation did appear to comply with Part 8, Class F 4(b) of the Town and Country Planning (General Permitted Development) (Amendment) (England) Order 2015 and that the Council would offer no objection.

The Meeting was closed at 7.25pm

Chairman