



Kewstoke Parish Council

“Here to protect the Rural Character and Environment of the Village and to promote Kewstoke as a pleasant place to live”

Clerk to the Council Mike Hardwick

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Chairman Councillor J.MacDonald

Planning Chairman Councillor R.Adams

Minutes of Kewstoke Parish Council Planning Meeting held virtually via Zoom on Tuesday 4th May 2021 which commenced at 8.22pm.

Present Cllrs R .Adams (Chairman) J..MacDonald T.Morris, K.Jenkins R.Cunningham & R.Buckley

In attendance

M.Hardwick Parish Clerk

1. Opening of the meeting

The meeting opened at 8.22m

2. Apologies for Absence

N.Richards Liaison Officer)

Cllr Willis Unitary Member

Cllr Pilgrim Unitary Member

Cllr Bates

Cllr Vearncombe

Cllr Whyte

Cllr Horry

Cllr Harper

3. Declaration of interests

None

4. Adoption of the minutes of the Parish Council Planning Meeting on 6th April 2021

The Chairman called for a show of hands by the Councillors to indicate their support for the adoption.

Proposed Cllr Buckley

Seconded Cllr Morris

Vote was unanimous

5. Update on Previous Applications

18/83275/FUL

Land off Sand Road

Change of use of Agricultural Land to caravan/lodge site and the erection of a new leisure building,

Awaiting Decision.

20/P/2969/FUL Collum Farm Collum Lane Kewstoke Weston-super-Mare BS22 9YX

Retention of two rural workers' static caravans (renewal of temporary permission 17/P/0950/F).

Awaiting Decision

21/P/0404/FUH 66 Beach Road Kewstoke Weston-super-Mare BS22 9UP

Proposed loft conversion with 2no pitched roof dormers (one each to the front and rear elevations) and 1no flat roof dormer to the side elevation.

Awaiting Decision

21/P/0502/EA1 Land At Holme Farm And Norton Farm, Off Lower Norton Lane Kewstoke

Request for a formal screening opinion as to whether an Environmental Impact Assessment is required to be submitted with an application for the installation of upto 65,000 photovoltaic (PV) panels with associated transformers and equipment. THIS IS NOT A PLANNING APPLICATION

Decided EIA not required

21/P/0653/FUH 43 Beach Road Kewstoke Weston-super-Mare BS22 9UU

Proposed alterations to first floor balcony to front elevation with the addition of a small balcony with stainless steel/glazed balustrade. Proposed erection of a rear single storey extension with additional gable end with bedroom and bathroom to roof void.

Awaiting Decision

21/P/0541/FUL Collum Farm Collum Lane Kewstoke BS22 9YX

Retrospective application for erection of cattle handling race. Construction of SSAFO compliant sump (sealed chamber) and below ground slurry storage tanks for temporary brown water yard run off and culverting in part of watercourse

Awaiting decision

7. New Applications

21/P/0971/FUL 66 Kewstoke Road Kewstoke Weston-super-Mare BS22 9YF

Application to remove condition 8 (energy saving measures) attached to planning permission 18/P/3567/FUL (erection of a four bedroom dwelling)

Comment;- The Council wishes to object on the grounds that the condition (8) formed an important part of the granting of the original application.

21/P/0731/FUH 37 Kewside Kewstoke Weston-super-Mare BS22 9XT

Proposed raised decking area to the rear of the property.

Comment :- The Council wishes to support the application providing no loss of privacy to neighbouring properties occurs..

8. Enforcement

Ash Tree Caravan Park:

Three items remain outstanding.

1. Raised height of land at the Northern boundary of the Site.
2. Lack of Flood Mitigation Scheme,
3. Height of Lodges

9. Other Planning Issues

Stables off Lower Norton Lane

The Chairman reported that a significant amount of work appears to have taken place recently resulting in what appears to be the change of use of the stables into more residential type accommodation.

If this is the case then it would be a breach of the original (05/P/3102/FUL) and subsequent planning applications.

The Clerk was requested to refer the matter to NSDC enforcement.

Action:- Parish Clerk

10. A.O.B

The Chairman made reference to planning application 20/P/2602/FUL (Annex at The Hideway Crookes Lane) where it appears a fence has been erected extending eastwards into an adjoining paddock and extending the curtilage of the garden of the annex into an area outside of the Village fence.

If this is found to be the case then it would appear to be a breach of the original Planning Application

The Clerk was requested to refer the matter to NSDC enforcement.

Action:- Parish Clerk

The Chairman also made reference to Country View Caravan Park, where a condition to erect a fence and provide screening on the eastern boundary of the caravan park, imposed when the original planning application was

granted, appears to have been confirmed as discharged by NSDC planning department, although no work of this nature has commenced.

The Clerk was requested to contact the Planning Department and clarify the situation.

Action;- Clerk

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Meeting Closed at 8.51 pm

11. Date Of next Meeting Monday 7th June 2021