



## **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 on Monday 4<sup>th</sup> December 2023 which commenced at 8.22pm.

### **Present**

Cllrs J.MacDonald, T.Morris, K.Harper, G. Vearncombe T. Horry  
R.Cunningham & R.Adams ( Chairman).

### **In attendance**

M.Hardwick **Parish Clerk**

### **Public Participation**

None

#### **1. Opening of the meeting**

The meeting opened at 8.17pm

#### **2. Apologies for Absence**

N.Richards **Liaison Officer**

Cllr Pilgrim **Unitary Member**

Cllr Williams **Unitary Member**

Cllr Jenkins

Cllr Whyte

3. **Declaration of interests**

None

4. **Adoption of the minutes of the Parish Council Planning Meeting of 6<sup>th</sup> November 2023**

The Chairman called for a show of hands by the Councillors in attendance at the meeting on 6<sup>th</sup> November 2023 to indicate their support for the adoption.

Proposed Cllr Vearncombe

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**

**22/P/3036/FUL Land Off Elmsley Lane Kewstoke**

Installation of groundmount Photovoltaic Units (Solar Panels) together with Transformers, Sub-station and ancillary equipment to create a solar farm producing carbon-free electricity

**Awaiting Decision**

**. 23/P/0735/FUL Norton Farm Lower Norton Lane Kewstoke BS22 9YR**

removal of condition 5 (Use as holiday lets only) of permission 99/1883 (Conversion of existing redundant farm buildings to 4no. class B1 light industrial units, 3no. holiday lets) to permit occupation as 3no. unrestricted dwellings (C3 use)

**Awaiting Decision**

**23/P/0338/FUL Collum Farm Collum Lane Kewstoke BS22 9YX**

Erection of 3no. agricultural workers dwellings (in lieu of 2no authorised static caravans and 1no. unauthorised static caravan elsewhere on site) together with formation of access, car parking and amenity space

**Awaiting Decision**

**23/P/1835/CQA Building To The South Of Collum Lane Kewstoke**

Prior approval for conversion of agricultural building to 1no. dwelling with operational development including the insertion of new windows, doors and rooflights and infilling of openings with blockwork

**Prior approval - required and refused**

**23/P/1898/FUL National Trust Car Park Beach Road Kewstoke**

Extension and improvements to existing car park. Resurfacing of parking area and delineation of parking spaces. Resurfacing of link walkway. Siting of picnic tables and provision of low level timber barrier fencing around picnic area.

**Approved**

**23/P/1968/FUH 16 Beach Road Kewstoke BS22 9UZ**

Proposed demolition of existing front conservatory and erection of a single storey extension in place. Proposed roofing alterations including; raising of ridge height with the removal of existing side gable and installation of 6no. rooflights. Subsequent loft conversion and creation of a sheltered balcony at the front elevation

**Awaiting Decision**

**23/P/2191/FUH 87 Beach Road Kewstoke BS22 9UQ**

. Proposed removal of existing dormers, hip to gable roof conversion with raised ridge height. Erection of 2no. new dormers at the East and West elevations, including the creation of a balcony at the West elevation. Installation of 3no. Rooflights

## **Awaiting Decision**

**23/P/2061/TPO 3 Stratton Lane Kewstoke North Somerset BS22 9FL**  
T1 - Sycamore - Reduce back from property by 1 meter. Prevent damage to roof or render of property.

**Approved**

## **6.New Applications as at 30/11/2023**

**23/P/2344/LDP Sand Farm Caravan Site Sand Farm Lane Kewstoke North Somerset**

Certificate of lawfulness for the proposed use of the land as a caravan site .

**23/P/2487/AGA Collum Farm Collum Lane Kewstoke North Somerset BS22 9YX**  
Application to determine if prior approval is required for the proposed erection of 3no. detached fodder buildings for the storage of covered on farm produced fodder/maize silage.

**Comment –** The Parish Council supports this application and wishes to make no further comment

**23/P/2495/FUL Land At St Thomas Head North East Of Woodspring Priory Sand Point Kewstoke BS22 9YU**

Erection of a bird hide and observational shelter and associated fencing, to be built on the existing raised concrete platform.

**Comment –** The Parish Council supports this application and wishes to make no further comment

**23/P/2546/CM2A 1 Kewstoke Road Kewstoke**

Prior approval application for change use of building from Use Class E (Commercial, Business and Service) to 1no.dwelling (Use Class C3)

**Comment –** The Parish Council supports this application and wishes to make no further comment

## **7. Other Planning Issues**

None

## **8. Enforcement**

The Clerk reported that an online meeting had taken place with NSC Delivery and Enforcement Manager, attended by the Clerk and Councillor Adams. A number of enforcement issues were discussed and a written update to these matters was received.

Progress on these matters will now be monitored with a view to a follow up meeting to discuss them to be arranged.

**Action;** - Parish Clerk & Cllr Adams

Meeting Closed at 8.48pm

**9. Date of Next Meeting Monday 8<sup>th</sup> January 2024.**