



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 Tuesday 3rd January 2023 which commenced at 7.52 pm.

Present Cllrs R.Adams (Chairman), K.Harper, J.MacDonald, T.Horry, N.Whyte,

R. Cunnngham, G.Vearncombe & T .Morris.

In attendance

M.Hardwick **Parish Clerk**

Public Participation

1. Opening of the meeting

The meeting opened at 7.52pm

2. Apologies for Absence

N.Richards **Liaison Officer**

Cllr Pilgrim **Unitary Member**

Cllr Willis **Unitary Member**

Cllr Jenkins
Cllr Buckley

3. **Declaration of interests**

None

4. **Adoption of the minutes of the Parish Council Planning Meeting of 5th December 2022**

These were proposed to be adopted subject to two amendments as highlighted below:-.

Reference 18/83275/FUL Land Off Sand Road,

The Chairman reported that further comments in response to a consultation report [in respect of the above application 18/83275/FUL](#) ,had been made on behalf of the Parish Council:-

Kewstoke Parish Council would like to comment on the recent Flood Risk Assessment [commissioned by the applicant](#) and submitted by Andy Clay Consulting in June 2022.

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

Proposed Cllr Morris
Seconded Cllr Whyte

Vote was unanimous

7. **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

21/P/3529/OUT Land Off Anson Road Kewstoke

Outline planning application for a residential development of up to 70no dwellings and associated infrastructure and landscaping, with access for detailed approval and matters of appearance, scale, layout and landscaping reserved for subsequent approval

Approved Decision

Cllr Adams suggested that now the above application had been approved a meeting should take place with our Liaison Officer to discuss the redrawing of the settlement boundaries.

Action;- Parish Clerk

22/P/1751/LDE 11 Sand Farm Lane Kewstoke North Somerset BS22 9UF

Certificate of Lawfulness for the exiting use of land shown edged in green for agricultural use and the existing use of land shown edged red as residential curtilage.

Approved

22/P/2221/AOC 46 Beach Road Kewstoke Weston-super-Mare BS22 9UU

Discharge of Conditions 6 (Landscaping), 8 (Drainage), 9 (Renewable Energy), 11 (External Materials) and 12 (Ecology) from application 19/P/1381/FUL.

Approved

22/P/2099/FUL Norton Farm Lower Norton Lane Kewstoke BS22 9YR

Removal of Condition 5 (Use as holiday lets only) on approval 99/1883 (Conversion of redundant farm buildings to 4No. 'B1' light industrial units and 3No. holiday lets) to allow use as 3no.residential dwellings

Awaiting Decision

22/P/2608/FUH St Valery Crookes Lane Kewstoke BS22 9XL

Proposed demolition of existing conservatory and erection of a single storey extension with a dual pitch roof. Internal structural alterations to existing dwelling.

Awaiting Decision

**22/P/2578/FUL Ash Tree Holiday Home Park Lower Norton Lane
Kewstoke BS22 9YR**

Stationing of a Wardens lodge at existing holiday Home Park

Awaiting Decision

6. New Applications as at 31/12/2022

None

7.Other Planning Issues

The Clerk reported that Visualisation details that are expected to form part of an application for the location of Solar Panels off Elmsley Lane had been sent to the Clerk, although full details of the application was not yet available to view. A representative of the applicant had requested attendance at the appropriate Planning Meeting to discuss and answer questions once the application was available for public viewing. .

Cllr Adams reported that he had been contacted by a resident concerned that the annexe at the Hideaway Crookes Lane was being occupied by the owners of the main property and that the main property was being rented out. This was in contravention of the passing of the associated planning application.

It was agreed in the first instance Cllr MacDonald would contact the owner in an attempt to establish the facts.

Action: - Cllr MacDonald

Meeting Closed at 8.28pm

9. Date of Next Meeting Monday 6th February 2023.