

Draft Minutes of the meeting of Rodney Stoke Parish Council Planning Committee held on Thursday 1st July 2021 at 7pm at the Memorial Hall, Draycott.

Present: Cllrs Sealey (Chairman), Dudden, McGovarin and Ward. Also in attendance was the Parish Clerk, Mrs H Marshall. No members of the public were present.

49/21 Apologies: Cllr Haskins, Family Commitment. Cllr Gladman – received after the meeting.

50/21 Declarations of Interest: None

51/21 Minutes of the Planning Committee Meeting held on 6th May 2021, having been previously circulated, were taken as read and approved. Unanimously agreed.

52/21 Matters arising from the minutes:

2020/0556 Erection of three holiday dwellings and associated parking and landscaping Land at 348250 150158 Brangay Lane Rodney Stoke Somerset AWAITING DECISION

2020/1038 Proposed demolition of 2no. agricultural buildings and replace with a new holiday let and improve access onto the A371 (Wells Road) (resubmission of 2019/1194/FUL) Land East of Wyndward Wells Road Rodney Stoke Cheddar Somerset AWAITING DECISION

2020/1296 Erection of a new 3 bedroom detached dwelling house The Cottage Wells Road Draycott Cheddar BS27 3SA AWAITING DECISION

2020/2493 Change of Use of Caravan and Camping Site from 1st March to 31st October each year to all round yearly use. Caravan And Camping Site Rodney Stoke Inn Wells Road Rodney Stoke Cheddar Somerset AWAITING DECISION

2020/2628 Change of use of annexe to an independent dwelling and re-siting of existing outbuilding with associated parking and access Alamein Milking Lane Draycott Cheddar Somerset AWAITING DECISION

17/21/00018 Strawberry Farm, Short Lane, Cheddar, BS27 3YB Outline application with some matters reserved, for the erection of 9 No. dwellings and formation of access (resubmission) AWAITING DECISION

2021/0813 Demolition of existing outbuilding and installation of a new porch and garage, Moorland House Bay Lane Draycott Cheddar Somerset GRANTED PERMISSION

53/21 Application for discussion: The Parish Council's comments were as follows:

Application No:	2021/1185
Proposal	Relocation of front door and installation of external spiral staircase and replacement balustrade
Location:	Cross House Wells Road Draycott Cheddar Somerset
Applicant:	Mr & Mrs Waller
Application Type:	Householder Application

The application was discussed, topics included: Impacts; the road opposite the access.

Resolution: Cllr McGovarin proposed recommending approval. Cllr Ward seconded. Unanimously agreed on the following basis: There were no comments and no objections.

54/21 Enforcement: There were no updates to enforcement matters.

55/21 Correspondence: Notification of the following application was received: Application 2021/1481 Application for approval of details reserved by conditions 5 (Ecology - Licence), 6 (Ecology - Nest Boxes), 7 (Ecology - Bats), 8 (External Lighting) on planning consent 2019/1627/HSE - Brockhill Cottage School Lane Draycott Cheddar Somerset BS27 3SD.

56/21 Overgrown hedges: It was raised that a property in Draycott and a property in Rodney Stoke had hedge growth that was causing an obstruction in the road. Members agreed to investigate further, and if necessary the Clerk is to write to the owners to request that the growth is cut back as a safety concern.

There being no further business the meeting closed at 7.21pm.

Signed..... Chairman Date.....