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## Minutes

Minutes of the Planning Committee meeting held on **Friday 14<sup>th</sup> July 2023** at **11.20am at Badgworth and Biddisham Parish Hall, Bristol Road, Biddisham**

### Present

Cllrs Vining (Chairman), Beynon and Hipwell. The Parish Clerk was also in attendance.

1 member of the public was present.

Public participation: The agent offered to answer any questions.

026/23P Apologies for absence: None

027/23P Declarations of Interest: None

028/23P Dispensations: None

029/23P The following applications were discussed, and the comments were as follows:

Application No: 03/23/00004

Applicant: N/A

Location: Poplar Cottage, Bristol Road, Tarnock, Axbridge, Somerset, BS26 2SL

Proposal: Part retrospective application for the conversion of existing store into an annex (revised scheme)

Matters discussed included: Public and Consultee Comments, the guidance on the reason for the amendment to application 03/21/00021 and the requirement to comply with policy D12 residential annexes – the policy was read out and the criteria considered, previous responses and the second floor, size and relationship to main building; bulk proportion and height, materials and similarity to main property; conversion/rebuild and the footings; the second access; the ecology conditions

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### Resolution: Objection

Basis: The Parish Council have taken into account the reasons that the previous application had to be amended, being that the building was too large and was not subservient to the main property in accordance with Policy D 12 Residential Annexes.

The Parish Council felt that the proposal was not subservient to the main dwelling, due to the size and height. The Parish Council also felt that this was not a

conversion but a new building as the materials have changed from the original stone and render and were not similar to the main dwelling; and were concerned that the second entrance at the property was still accessible meaning that the building and the annexe could use different accesses.

However, the Parish Council understood that there was a need for an annexe for a dependent relative and that the building is on the same footprint as the original outbuilding.

There being no further business the meeting closed at 11.50am

Signed Chairman (Cllr Vining)

14.7.23 (Date)