



T: 07570 812421  
E: badgworthparishcouncil@hotmail.co.uk  
W: parish-council.com/badgworth

## Minutes

Minutes of the Planning Committee Meeting held **Thursday 2<sup>nd</sup> September 2021 at 11.30am at Biddisham Hall, Biddisham.**

### Present

Cllrs Body (Chairman), Hipwell and Vining.

Also in attendance Mrs H Marshall (Clerk), 0 members of the public were present.

Public Participation: None

024/21P Apologies for absence: None

025/21P Declarations of Interest: None

026/21P Dispensations: None

027/21P The following applications were then discussed, and the Parish Council's comments were as follows:

Planning application: 03/21/00011  
Applicant: Mr & Mrs R Anderson  
Location: Grove House, Badgworth, Axbridge, BS26 2QJ  
Proposal: Erection of detached garden room and car port

Topics discussed: no public comments highways comment standing advice; drainage and the adjacent ditch.

A site meeting had previously been held to view the application site and the applicant attended.

There were no objections. Concern was raised regarding drainage from the garden room.

### **Resolution:** Recommend Support

Basis: There were no objections, the materials and impacts were satisfactory. It is requested that the drainage board be consulted with regard to a drainage plan for the garden room.

Planning application: 03/21/00016  
Applicant: Keedwell Holdings Ltd  
Location: Manor Farm, Bristol Road, Tarnock, Axbridge, Somerset, BS26 2SL  
Proposal: Change of use of an agricultural yard area to the siting of storage containers (Class B8).

Topics discussed: no public comments; the application was reviewed; Impact on the landscape drainage run off; size and volume; agricultural land; C01 development in the countryside – ; D14

transport impacts on road; D15 economic prosperity - large scale development over 1000m2 should be focused at Bridgewater Highbridge or Burnham – compatible with the scale and character of the location; Sustainability; lack of detail on volume of containers, and volume of traffic movements compared to agricultural movements; countryside location not essential; large scale structures in countryside location

A site meeting had previously been held.

**Resolution:** Recommend Refusal

Basis: Inappropriate development for rural location; concern over volume of movements on to roads and intensification of use of access. Lack of detail on volume of movements and volume of containers.

Planning application: 03/21/00017  
Applicant: Mr & Mrs Tremlett  
Location: Elm Farm, Bristol Road, Biddisham, Axbridge, Somerset, BS26 2RD  
Proposal: Conversion of agricultural building to 1no. unit of holiday accommodation including demolition of 2no. existing lean to, erection of single storey extension to sides (NE & SE) elevations and installation of 5no. roof lights

Topics discussed: no public comments, Materials, size proportion and height; footprint; impacts from proposal; bat survey and mitigation, access, tourism; drainage concerns and septic tank; reuse of existing building and materials.

A site meeting had previously been held to view the application site and the agent attended.

**Resolution:** Recommend Support

Basis: The reuse of an existing building and materials, and supporting tourism. However concerns over waste drainage and feasibility of using a septic tank due to the constraints of the site and would request that a drainage plan is approved.

There being no further business the meeting closed at 12pm

Signed Chairman (Cllr Body)

Date 2.9.21