

# BLEADON PARISH COUNCIL

[www.bleadonparishcouncil.gov.uk](http://www.bleadonparishcouncil.gov.uk)



Clerk to the Parish

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**Office Hours 10.00 am – 1.00 pm Monday to Friday**



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PARISH  
COUNCIL

2004&2009

Members of the public and press are entitled to be at the following meeting in accordance with the Public Bodies (Admission to Meeting) Act 1960 Section 1 extended by Local Government Act 1972 Section 100 and unless precluded by the Parish Council by resolution during the whole or part of the proceedings. Such entitlement does not however include the right to speak on any matter except at the commencement of the meeting given over specifically for that purpose. The Parish Council welcomes and encourages public participation prior to the commencement of the formal Parish Council Meeting. In order for the Parish Council to provide a full response where appropriate a Member of the Public may only speak if prior notification has been given to the Clerk by noon on the Friday preceding the specified meeting. However the Chairman has discretion to allow Members of the Public to speak without prior notification

## **Monday 2<sup>nd</sup> March 2015**

To: The Committee Chairman Mr M Orme and Members of Bleadon Parish Council Planning Committee Mrs M Sheppard Mr S Hartree Mr C Morris Mrs P Skelley together with the Parish Clerk Mr B Poole

Ladies & Gentlemen:

You are summoned to the next meeting of the **Planning Committee** of **Bleadon Parish Council** to be held at the Coronation **Hall Road Bleadon** on **Monday 9<sup>th</sup> March 2015** commencing at **7.00 pm** when the following business will be transacted.

Yours faithfully

**Bruce Poole**  
Clerk to the Parish

# AGENDA

**P49.1 To receive any apologies for non attendance**

**P49.2 To receive the Minutes of the Planning Committee Meeting held on Monday 9<sup>th</sup> February 2015**

**P49.3 To receive any declarations of interest**

**P49.4 To consider the following planning application**

<b>15/0295/F T French</b>	Erection of a single storey rear extension with plant/storage room above. Erection of a front conservatory. Extend car park to provide 10 no additional car parking spaces  Indian Masala Restaurant Bridgwater Road Bleadon	10/03/15
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**P49.5 To receive an update on the following outstanding applications**

<b>14/0868</b>	Erection of a single storey rear extension following the demolition of the existing rear extension  Purn Villa Purn Way Bleadon	
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<b>14/2557</b>	2 x Poplar Trees – to fell  Bleadon Hill Golf Club Haywood Park Roman Road Bleadon	
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<b>15/089/F J Porter</b>	Erection of a dwelling to include a detached car port/bin cycle and garden store following the demolition of existing dwelling  Wonderstone Cottage Shiplate Road Bleadon	Agreed on a site meeting and subsequently advised the clerk that there were no objections and recommended that the East facing boundary wall be reinstated and some screening be included to give some privacy to both properties
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<b>15/143/ PDA A Norris</b>	Prior notification of erection of agricultural building  Land to the south of Bridgwater Road North West of Purn Farm Bleadon	Agreed on a site meeting
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<b>15/165/F D Battrick</b>	Erection of replacement garage store and conservatory Raise section of roof at rear and erect dormers  Wragby Hall Hilcote Weston-super-Mare	Agreed on a site meeting and subsequently advised the clerk that the planning committee had no objections
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<p><b>15/167/O N Underhay</b></p>	<p>Outline permission for the erection of up to no 79 open market and affordable dwellings public open space and associated infrastructure. All matters reserved for subsequent approval except for means of access</p> <p>Land at Bleadon Hill Bleadon</p>
	<p>It was agreed that as this application was considered to be a major application it would be reviewed by the full council. Parish Councillors in attendance were Mrs P J Skelley Council Chairman Mr Miles Orme Planning Committee Chairman supported by Mesdames I D Clark M E Sheppard Messrs R House C Morris K Pyke and the Parish Clerk Mr B Poole</p> <p>The Parish Council strongly objects to this proposed planning application on the following grounds :</p> <ul style="list-style-type: none"> <li>➤ The proposed development is outside the development boundary of both Bleadon Parish Council and that of Weston-super-Mare Town Council</li> <li>➤ It is in an AONB – Area of Outstanding Natural Beauty</li> <li>➤ It is an SSSI – Scientific Site of Special Interest</li> <li>➤ The access to the land is extremely difficult with very poor visibility and on a road where it is almost impossible for two cars to pass</li> <li>➤ Inadequate public transport facilities which will only increase and be exacerbated by a further housing development</li> <li>➤ No immediate local facilities such as shops school doctor or indeed employment which will by necessity see a daily migration of vehicles and thus increase carbon pollution</li> <li>➤ There are no footpaths within the vicinity of this proposed development thus increasing the potential hazard for pedestrians</li> <li>➤ This proposal if allowed would destroy the current green belt lung between the community of Bleadon and that of Weston-super-mare which has always been clearly different in its individual identity.</li> <li>➤ The Hamlet of Hilcote would be badly effected by this unnecessary proposal</li> <li>➤ It is clearly overdevelopment of the site</li> <li>➤ There is no street lighting at present and further lighting from a development of this size would increase light pollution</li> <li>➤ Because of the current agricultural nature of the land it has a natural fall off which would be adversely effected by additional hard landscape areas which would then impact on a drainage system which is not currently fit for purpose</li> <li>➤ Any proposed development would destroy the much valued fauna and flora currently situated in and on this agricultural land</li> <li>➤ Due to the proposed development location it would be highly visible and therefore detract from the current views of the Mendip Hills</li> <li>➤ The developer states that this development will help towards the much needed housing in the locality. Bleadon already has an approved application for 49 houses on a Brown Field Site and it is not therefore necessary to take much valued agricultural land.</li> <li>➤ Site of an ancient burial ground</li> <li>➤ Church Commissioners covenant on part of the land which states only 5 properties per acre are permitted to be built. This proposed development far exceeds that restriction</li> <li>➤</li> </ul>

<b>15/182LB</b> <b>S</b> <b>Campbell-</b> <b>Smith</b>	External repairs to include replacing slates to rear elevation timber treatment and install roof insulation. Internal works to replace storm damaged lath and plaster ceilings to rear bedrooms landing and rear extension replace electrics and decorate  Purn House Farm Purn Way Bleadon	Recommended approval
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**P49.6 To review the following enforcement cases**

**P49.7 Appeals**

**P49.8 Other business referred to the Clerk**

**P49.9 Date of next Meeting – 13<sup>th</sup> April 2015**