

ST CUTHBERT (OUT) PARISH COUNCIL MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON WEDNESDAY 29TH MAY 2024

PRESENT: Cllr Hathway; Cllr Hayden; Cllr Lunnon; Cllr Reeves; Cllr Hoogesteger
IN ATTENDANCE: Mr R Coulson (Assistant Clerk) & 1 Member of the Public (Daniel Hirons, on behalf of Constantine Wind Energy.)

01. APOLOGIES FOR ABSENCE AND TO CONSIDER THE REASONS GIVEN

Apologies received for Cllr Zorab; RESOLVED to accept reasons given.

02. DECLARATIONS OF INTEREST

02.01. There was a declaration of personal interest in application 2024/0136/FUL by Cllr Lunnon

02.02. There were no requests for dispensation for disclosable pecuniary interests.

02.03. There were no requests for dispensation.

03. EXCLUSION OF THE PRESS AND PUBLIC

There were no items for exclusion.

04. PUBLIC QUESTION TIME

Members of the public agreed to speak as their application was discussed.

05. RECOMMENDATIONS OF ST CUTHBERT OUT PARISH COUNCIL PLANNING COMMITTEE ON WEDNESDAY 17TH April 2024

RESOLVED: The Committee resolved to accept the Minutes of the Planning Meeting of Wednesday 17th April 2024.

06. Presentation from Daniel Hirons on proposed wind turbines within the Parish.

Mr Hirons gave a short summary of a planned update to a soon-to-be decommissioned wind turbine in the parish. The Planning Committee advised that Constantine Wind Energy contact more neighbouring Parish Councils due to the increased height of the planned new model.

07. Electing a Deputy Chair for Planning

Cllr Hoogesteger was unanimously approved to be Deputy Chair by vote

08. Review of the Terms of Reference for the Planning Committee

Review of the Terms of Reference agreed to be deferred until the Planning Meeting scheduled for the 10th of July.

09. APPLICATIONS FOR RECOMMENDATION

All planning applications can be viewed in detail from www.mendip.gov.uk. Members of the Public are welcome to express their views at the Parish Council Planning Committee as well as direct to Mendip District Council.

No. & Officer	Detail	Dec. A/R/W
2024/0136 Anna Jotcham	Change of Use from Agricultural to Equestrian & erection of stable block & menage. (rev'd plan and drainage info. rec'd 14.04.2024) Land At Walcombe Barn, Walcombe Lane, Wells 29/05/24 RECOMMENDATION: REFUSAL The sites' location within a valley makes it high risk for flooding. Pre-existing photo-evidence of flooding at the site supports this fact and highlights the likelihood of contaminated rain/flood water washing into the watercourse. The site is adjacent to a watercourse which creates a high risk of contamination from the planned stabling of horses on the site. Given the aforementioned risk of flooding, it is highly likely that contamination of the watercourse occurs due to solid and liquid waste being washed into the watercourse by rainfall. The risk of phosphate contamination due to the lack of drainage plan and absence of covered manure pile to manage any contaminated water means that the risk to the watercourse is compounded.	

07. TO NOTE PLANNING PERMISSION DECISIONS BY SOMERSET COUNCIL

Cllr Hayden has requested that the Assistant Clerk follow up with Somerset Council Planning Department regarding the Legacy Applications listed at the end of the Annex A document as some are outstanding from over 4 years ago

08. DATE AND VENUE OF NEXT MEETING

Wednesday 19th June 2024 at Coxley Memorial Hall (Back Room) at 7pm.