

## MINUTES OF EAST PENNARD PARISH COUNCIL PLANNING MEETING

Held on Thursday, 19<sup>th</sup> August 2021 at 7.30pm in the Village Hall

There were 2 speakers in the Public Participation section, Mrs. Angela Thyer and Mr. Michael Rodd, both of whom were objecting to the Lower Huxham Farm planning application.

**Present** Adrian Pearse (Chairman), Paul Heal, Roger Cock, Martin Dearden, Sophie Farrell, Hilary Tripp (Clerk), and nine members of the public.

**1. Apologies** Cllr. John Greenhalgh

**2. Planning Applications** The Chairman asked if anyone had an interest to declare in any of the applications. Cllr. Farrell said she had taken advice from the Monitoring Officer and had been told she did need to declare an interest on the Lower Huxham Farm planning application and leave the room whilst it was being discussed, but she was able to make a statement first, but not influence the decision. The Chairman said that the Council had also had advice from Mendip District Council and been told she needed to leave the room. Councillors' opinions were sought and it was decided that Cllr. Farrell would read her statement and then leave the room.

The Chairman said that there had been a query from a parishioner about whether Cllr. Cock should also declare an interest as his digger truck had been seen parked on land belonging to the applicant. However it transpired that there was no interest here as Cllr. Cock had been working for another party and not the applicant and had not had any communication with the applicant over this.

i) Lower Huxham Farm 2018/3009/FUL

*The reinstatement and conversion of existing outbuildings together with the construction of a new barn to form a development to B1(a) Class Use. (Reconsultation following Judicial Review)*

Cllr. Farrell made a statement and left the room urging the Council to come to a decision to leave the decision to the Planning Officer.

The Chairman read out the Council's previous decision. He said that the clerk had approached Mendip District Council to see if it was possible to see a copy of the Judicial Review, but had been told this was private. The Chairman said that 6 letters had been received – from Andrew Jenkins, Frances Morton-Jenkins, Angela Thyer, Derek Thyer, Rob McKie and Stephen Hayter. The Chairman went through each letter asking if each councillor had read it and asking for their comments on each one. After some discussion a unanimous decision was made: Leave to the Planning Officer. This represented a change from what had originally been decided in January 2019 when approval was recommended. This change in view was brought about partly on account of the feeling that without either the knowledge of what had happened in the Judicial Review or the expertise to understand the complexities of this application, and partly as a result of parishioners' comments, a decision could not be made.

Decision: Leave to Planning Officer

ii) Withial Hill Farm 2021/1546/HSE

*Demolition of existing extensions and construction of new, minor internal alterations, construction of covered garage to rear, replacement of decking with patio and construction of mitigation bat roost.*

Decision: Recommend Approval as this represents an improvement to the building as a whole.

iii) Pennard Hill Farm Ltd Application for a Premises' Licence

*Licence for retail sale of alcohol, playing of recorded and live music and for late night refreshment.*

There were reservations regarding the extent of the hours requested.

Decision: EPPC suggests the imposition of a restriction at midnight, rather than at 1am, due to the impact of noise on the village.

It was unanimously agreed that a donation of £500 be given to the Village Hall.

### **3. Finance**

The meeting ended at 8.25pm.

The next meeting will be held on **Thursday, 9<sup>th</sup> September 2021 at 7.30pm in the Village Hall.**