

**MINUTES OF THE PLANNING MEETING HELD ON 30TH NOVEMBER 2022 AT 7:30PM AT NORTH
CURRY VILLAGE HALL**

PRESENT: Mr Tony Turner (Chairman), Mr Graham Cable, Mr Ian Fugett, Mrs Helen Griffiths, Mr Adam Hardwick, Mr Brian Jeanes, Mrs Jeanne Leader, Ms Cecilia Smith, Mrs Tina Stodgell. 5 members of the public present.

1. **Apologies:** None, all present.
2. **To approve the minutes of the last the planning meeting held on 26th October 2022:** Mrs Stodgell proposed the minutes are a true recorded, Mr Jeanes seconded, and all were in favour.
3. **Declarations of interest:** Mr Jeanes declared an interest in item 6 and will refrain from discussion and voting on this item.
4. **Matters arising:** None.
5. **Applications for comment by North Curry Parish Council:**

24/22/0052/T: *Notification to fell one Ash tree within North Curry Conservation Area at Trinity Cottage, 17 Stoke Road, North Curry.*

The Chairman explained the principal of the application, and the applicant was also present to explain the tree was suffering from Ash dieback.

The Chairman proposed to support the application and would like to note the Parish Council is pleased that the applicant has planted additional trees in the garden in anticipation of felling this one. Mrs Stodgell seconded, and all were in favour.

24/22/0053: *Change of use of equestrian land to tourism with siting of 2 No. glamping pods with amenity space, parking and EV points on land to the northwest of 32 Greenway, North Curry (resubmission of 24/22/0014).*

The Chairman explained the proposal, and the agent and applicants were also present for a discussion. Concerns were raised following on from the previous application about the planning injunction currently in place in the adjacent field. Mrs Leader expressed it would be nice to use local Blue Lias stone instead of Cotswold stone, the agent said this could be done. There were also concerns about noise levels. It was generally agreed that the change of entrance was beneficial though.

The Chairman proposed that the parish council objects to the application; whilst we appreciate that the development could be of benefit to the parish, and the applicant has made efforts to overcome our earlier concerns, we still have major concerns that the site is immediately adjacent to the past rejected travellers' site which could cause some sort of precedent should a proposal be made for this redundant piece of land in the future. Mr Fugett seconded, most in agreement, one abstained and one against.

Permission/refusals received:

24/22/0037/T: *Notification to fell one Birch tree within North Curry Conservation Area at 12 Church Road, North Curry.* Decision of No Objection made on 19.10.2022.

24/22/0032: *Erection of a two-storey extension to the front and single storey extensions to the rear of 5 Lodwells Orchard, North Curry.* Decision of Conditional Approval made on 26.10.2022.

24/22/0028: *Replacement of outbuilding with detached garage with first floor storage area at Hill View, Higher Knapp, Knapp, North Curry.* Decision of Conditional Approval made on 07.11.2022.

24/22/0045: *Erection of an outbuilding to be used in connection with the use of the children's home in the garden to the rear of The Orchard, Helland, West Sedgemoor Road, North Curry.* Decision of Conditional Approval made on 09.11.2022.

24/22/0035/CQ: *Prior approval for proposed change of use from agricultural buildings to 3 No. dwellings (Use Class C3) and associated building operations at Moredon, Stoke Road, North Curry.* Decision of Prior Approval Approved (Conditional) made on 11.11.2022.

6. Planning correspondence:

14/22/0051: *Installation and operation of solar farm and energy storage system with associated works, equipment and infrastructure on land at Ham Farm, Creech St Michael.*

The Chairman explained the application, and a member of the Ham Conservation Group was present to share information on the proposal and the group's environmental and safety concerns. The Chairman proposed to make the following comment: The North Curry Parish Council finds it difficult to support this application; whilst we appreciate the environmental need for solar farms, we consider the site is too large, and some of the site would be on rising ground which will be too prominent. We also have concerns about the equipment being used on the site, such as environmental and safety issues surrounding the large lithium batteries. Mrs Stodgell seconded, and most were in favour with two abstentions.

7. Matters for discussion:

Mr Jeanes reported that the children's pads on the defibrillator outside the Post Office have expired and therefore need to be replaced, he will order more.

Mr Fugett shared that he has been informed that a building on White Street is being used for residential purposes without planning permission, and further building work is underway. He also expressed concerns over the building standards in terms of tenant safety with insulation and electricity supply. The residential space in question appears to have only been approved as loft space but has been rented out as accommodation for the past several years. The Planning Committee resolved to pass this information on to SW&T Planning.

The meeting was closed at 9pm.