

MINUTES of the PARISH COUNCIL MEETING

held on Google Meet on **Thursday 23rd April 2020**

MEMBERS PRESENT: Cllrs Greg Jones, Diane Churches, Stephen King (Chairman), Christopher Swain & Geoffrey Walker.

IN ATTENDANCE: Helen Richardson (Clerk),

There were 4 members of the general public present.

Public Participation: A resident commented on both applications for discussion, although not opposed in principle he asked that the new dwellings have alternative name as they do not relate to Badgers Cottage. Concerned that development would alter the character of the setting, the area should not become domestic and a modern bungalow would not be in-keeping. Pushing the building back from the road, with some screening would help. The proposed new dwelling and division of land would detract from the character and amenity of South Barn which is a listed building. The Barn is used by swallows and another outbuilding is home to horseshoe bats, more provision should be included for the wildlife.

Resident: 19/02910/FUL: Concerned that the proposed row of trees are too close to their wall and the roots could damage neighbouring property. The high wall at the access does not allow for necessary visibility splays.

Resident: Sought clarification on the future of South Barn.

194.1 Apologies for Absence-T Kearton, J Rowland, D Ruddle (SSDC&SCC) and T Kerley (SSDC).

194.2 Declarations of Interest: Greg Jones

194.3 It was **RESOLVED** to defer the approval of minutes for 1st April 2020 until the meeting on 6th May 2020.

194.4 Planning

a) Notifications of district council planning determinations:

i) 19/02910/FUL: Land to the West of Old Home Farm, Compton Street: The erection of a detached dwelling and associated alterations to existing access. **PERMIT with Conditions**

b) Responses to planning and legal consultations:

i) 20/00840/FUL: South Barn, Peak Lane, Compton Dundon: Demolition of two barns, erection of dwelling with parking and change of use of land from agricultural to domestic curtilage.

The Parish Council resolved that they could **NOT SUPPORT** this application in its current form. Although they were not opposed to development of this site, the following concerns needed to be addressed before they could give their support:

- The South Barn (listed building) should be of importance while considering this application.
- The character of the setting of the listed building should not become domestic and so the new building should be positioned further back on the plot and screening should be included.
- Dividing the plot has detracted from the setting and amenity of the South Barn (listed building), The Parish council is keen to ensure that priority is given to the protection and future of the listed building.
- The style of the building should be predominantly Blue Lias.
- More provision should be given to the horseshoe bats and swallow that use the site. If the barn is excluded from the site and developed in future, mitigation for the wildlife would be restricted and so needs to be given more consideration within this application
- The trees next to the wall of the neighbouring property should be excluded because as they grow their roots could damage the wall.

ii) 20/00842/FUL & 20/00843/LBC: Middle Farm, Peak Lane, Compton Dundon: Demolition of agricultural buildings, erection of dwelling with parking and change of use of land from agricultural to domestic curtilage.

The Parish Council resolved to **SUPPORT** this application. They were still keen to protect the amenity and setting of the listed building but agreed that the development did not impact too much on the listed Barn. The discussion did raise concern about the condition and maintenance of the barn and it was agreed that the Clerk would contact the conservation officer regarding its current instability, disrepair and its future.

c). Other planning consultation issues: None

194.5 The date of the next Parish Council Meeting was confirmed as Wednesday 6th May 2020 at 7pm

There being no further business the meeting ended at 7.56pm.

Signed as a true record
Cllr. Steve King (Chairman)

Date: 6th May 2020