

**Draft Minutes**  
of the Meeting of the  
**Planning Committee**  
**Tuesday 22<sup>nd</sup> November 2011**  
Held at The Library, High Street, Yatton.

Meeting Commenced: 2.30 p.m.

Meeting Concluded: 2.55 p.m.

**Present:** Councillors Maurice Blunsdon, David Crossman, Robert Jenner, Ian Payne, Brian Phillips, Caroline Sheard, Martyn Hooper, Jean Watson and Theresa Williams.

**Also Present:** Nick Huff (Stowells Concrete), David Williams and Aleana Baird (assistant).

**FOR DECISION**

**PLN Apologies for Absence.**

**559** Apologies for absence were received from Councillors Jane Bollen, Viv Wathen, Roger Wood and Wendy Griggs.

**PLN Declarations of Interest (Agenda Item 2)**

**560**  
**NONE**

**PLN Public Participation**

**561**  
Nick Huff and David Williams spoke against the application for a Shirley Burger van at Arnolds Way. They had submitted all their objections to North Somerset Licensing Team and advised the Committee of the reasons for the objections.

**PLN Minutes of the Meeting held on 17<sup>th</sup> October 2011.**  
**562 (Agenda item 4)**

**RESOLVED:** that the minutes of the Planning Committee meeting dated 17<sup>th</sup> October 2011 were confirmed as a correct record and signed.

**PLN Notification of Appeals (Agenda Item 5)**

**563**  
**NONE**

\*\*\* The meeting was suspended to allow Councillors to ask Nick Huff and David Williams questions regarding their objections.

A letter of objection from Councillor Jane Bollen was read out to the Committee

\*\*\* The meeting was then reconvened prior to Councillors discussions, decision and voting.

### **PLN Planning Applications.**

**564**

#### **i) Application for Street Trading Consent – Applicant - Shirley Burger, sited at Arnolds Way Yatton.**

**RESOLVED:** that councillors **unanimously recommended NOT supporting** the application for a Street Trading License for the following reasons:

i) The siting of the van is totally unsuitable as it would be on a no through road used by a large number of heavy goods vehicles. There is no facility for customers to pull in off the highway and will therefore lead to customers parking along the road which will effectively make it a single track road that 44 tonne lorries will have to try and negotiate.

The implications for the safety of pedestrians especially children using the burger facility and the residents of the Meadowlands estate are clearly dangerous. The additional fact that vehicles entering Arnolds Way to use the burger van will have to turn around in order to leave the same way they came in and the emerging traffic from the estate, parked cars and huge lorries is an very undesirable combination.

ii) The position close to a residential area is also of particular concern in respect of the potential impact of litter, food waste and cooking odours.

iii) Yatton has a number of businesses providing food already and the Parish Council wishes to encourage and support them as employers of local people.

iv) The inevitable advertisement of the burger van and directions to it from the Arnolds Way roundabout will lead to more traffic being encouraged along what is a busy road already.

v) The Parish Council do not wish to see any establishment of this sort anywhere on Arnolds Way or on the roundabout that leads to it. They have asked their District Councillor Jill Iles to track the application. The siting of Shirley Burger type businesses belong in large lay byes or car parks away from residential areas i.e. the ones by the helicopter museum, Wickes car park etc.

### **PLN Clerk's Report (Agenda Item 9)**

**567**

#### **Notification of Planning Applications Approved by North Somerset Council.**

i) 11/P/1820/F – The Co-operative Bank, Co-operative Store, Pages Court, Yatton, BS49 4EG. Installation of ATM cash machine.

ii) 11/P/1342/F – Mr I Maycock, Church View, The Causeway, Yatton, BS49 4HL. Erection of a replacement roof to single storey east extension with alterations to first floor south elevation window and construction of a vehicle hard standing with gates and access off The Causeway.

iii) 11/P/1837/F – Mr & Mrs Poore, 62, Stowey Road, Yatton, BS49 4HU. Erection of a pitched roof to existing rear extension.

**General Items of Information.**

i) An email from Charlotte Brace updating the Council on the site at Wemberham Lane advised that they will wait for pre application advice prior to arranging a meeting between the developer and The Parish Council and this was likely to be early in the New Year.

**PLN Future Agenda Items for Consideration.**

**558**

The former Jewsons Site  
Affordable Housing.  
Neighbourhood Planning Consultation.

Chairman