



YATTON PARISH COUNCIL



OUR MISSION:

To ensure the provision of high quality services in our communities of Yatton and Claverham

Date: 17th June 2025
Clerk: Aleana Baird
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Hangstones Pavilion,
Stowey Road,
Yatton,
BS49 4HS.

A MEETING OF THE PLANNING COMMITTEE WILL BE HELD ON MONDAY 23RD JUNE 2025 AT HANGSTONES PAVILION, STOWEY ROAD, YATTON, BS49 4HS AT 7.30 p.m.

ALL COUNCIL/COMMITTEE MEETINGS ARE OPEN TO THE PUBLIC

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Aleana Baird - Clerk to the Council

COMMITTEE MEMBERS:

David Crossman	Steve Humphrey	Steve Lister	Roger Wood
Chris Jackson	Bryan Thomas	Peter Lomas	Ann Hodgson
Graham Humphreys	Jessie McArdle		

Current planning applications are available at www.n-somerset.gov.uk or available at the Parish Office during opening hours.

AGENDA

Matters for Decision

1. Apologies for absence.
2. Declarations of Interest and to consider any written applications for dispensations.

Matters for Information

PUBLIC PARTICIPATION

3. To receive and hear any person who wishes to address the Committee.

The Chairman of the Committee will select the order of the matters to be heard. Each speaker will be limited to a period of three minutes (to a maximum of 15 minutes total public participation at the Chairman's discretion).

Matters for Decision

4. If the committee wishes to exclude the public for a particular agenda item, the following resolution must be passed:

‘That the public be excluded from the meeting during consideration of agenda item(s) ... on the ground that publicity would be prejudicial to the public interest [by reason of the confidential nature of the business] or [for other special reason which must be stated].’

5. To approve and sign the minutes of the meeting held on 19th May 2025.

6. Notification of Appeals.

Appeal DECISION Report - Appeal Ref: APP/D0121/W/24/3349043 - **17/P/1754/O** Land off Stowey Road, Yatton, North Somerset - Outline planning application for access with all other matters reserved for up to 34 dwellings with associated open space and ancillary works

7. District Councillors Report.

8. Planning applications.

- i. 25/P/1045/LBC - Land At Box Bush Farm, North End Road, Yatton** - Listed building consent for the demolition of curtilage listed agricultural buildings and internal boundary walls. Dismantling and re-construction of the curtilage listed North-east boundary wall on a like for like basis to the North End Road frontage.
- ii. 25/P/1048/FUH 22 Wemberham Crescent, Yatton, BS49 4BE** - Proposed conversion of existing detached outbuilding to form an annexe including the enclosure of canopy porch, fenestration alterations and addition of velux windows and PV panels.
- iii. 25/P/0795/FUL - 14 High Street, Claverham, BS49 4NB** - Proposed change of use of existing ground-floor hot food takeaway (Class Sui Generis) to form 1no. 2-bed flat (Class C3). Alteration of existing frontage and facilitation of bin and bike storage.

Matters for Information

9. Yatton High Street Pedestrian Improvement Group Report.

10. Clerks Report.

11. Future Agenda Items for Consideration.

THIS DOCUMENT CAN BE MADE IN A DIFFERENT FORMAT ON REQUEST.

****Members are reminded that the Council has a general duty to consider the following matters in the exercise of any of its functions: Equal Opportunities (race, gender, age, sexual orientation, marital status, and any disability), Crime and Disorder, Health and Safety and Human Rights****