

**THE CHARLTONS PARISH COUNCIL**

**MINUTES OF THE CHARLTONS PARISH COUNCIL PLANNING MEETING  
HELD ON 7<sup>TH</sup> AUGUST 2018 AT 11.00AM TO CONSIDER PA 18/01942/FUL –THE CHANGE OF USE  
OF LAND TO EQUESTRIAN USE, ERECTION OF A STABLE BUILDING, PROVISION OF AN  
ASSOCIATED ACCESS TRACK AND TURN-OUT AREA AND A MEANS OF ENCLOSURE ON LAND  
OFF WITHEY HAYS ROAD, CHARLTON ADAM**

**Councillors present:** Cllr N Blackledge (Chairman), Cllr C Stone (Vice-Chairman), Cllr M Hilborne and Cllr R Montagu.

**In attendance:** Five members of the public.

**18/124. Declarations of interest:** None

**18/125. The Chairman opened the meeting at 11.00am:** The PC discussed the application on site. Councillors and residents considered the wording on the application to be too broad and ambiguous, especially the paragraph stating to 'cover all eventualities'; concerns were expressed that this could lead to unwanted expansion of a commercial nature. Councillors also considered that the application should be re-worded to read 'personal and private'. Section 3 of the application the 'not completed' box is ticked; those present questioned, therefore, what still needed to be done; the PC asks for clarification of this point.

There are three other matters of which we have become aware. First, the original plan showed the track exiting the field through a neighbour's property. A revised plan was provided to the Parish Council and now needs to form a revision to the application. Second, the Highways Consultant has raised a query as to access from Withy Hays Road to the site. As a result of our visit it was pointed out that such access would have to pass over land belonging to Yarlington Housing Group. We assume that when Hawkbarrow Cottage was built, about ten years ago, that such permission was granted in perpetuity, but we think nonetheless that the application should be referred to Yarlington for their consideration and confirmation. Third, there are two barns/sheds in the field where the stables are proposed to be built. One is shown on the plan and there is another next to it. We believe that these have never had planning permission granted and we think this is an ideal opportunity to rectify this, as part of the current application.

**18/126. Resolution:** The PC recommended unanimously that the application be **REFUSED**. If the application was re-submitted stating 'that the buildings, which are the subject of this application, are purely for personal/private use' and the matters not completed, as shown in section 3 of the application form were defined, and the other matters were given consideration, then it is likely that both the PC and residents would consider recommending approval.

The meeting closed at 11.45am

Signed.....

Dated.....