

ILMINSTER TOWN COUNCIL MINUTES

Minutes of a meeting of the Planning, Highways & Transport Committee held in the Council Chamber, Council Offices, North Street, Ilminster on Tuesday 4th February 2014 at 19:30hrs

Present

Chairman: Cllr A Shearman,

Councillors

In Attendance: Cllr S Austin, Cllr P Burton, Cllr C Goodall, Cllr V Higgins, Cllr J Pallister, Cllr S Storey, Cllr R Swann, and Cllr L Vijeh

Officers: Miss N McIntosh (Administrative Assistant), Miss J Norris (Town Clerk)

Members of the Public: One member of the public attended the meeting who spoke on his planning application

58. Apologies for absence

Apologies of absence were received from Cllr's Keitch, Lawson, Shepherd, Sothern and Taylor.

59. Declarations of Interest

Name	Agenda Item	Minute No	Interest	Nature of Interest
Cllr Storey	Planning Applications 4a), 4d), 4h)	61 a) 61 d) 61 h)	Personal	Friends with Planning Officer Linda Hayden Voted

60. Minutes

RESOLVED

- (i) to confirm the minutes of the meeting held on **17th December 2013** as a correct record.
- (ii) to confirm the minutes of the meeting held on **8th January 2014** as a correct record.

61. Planning Applications

a) Bakers Yard, Shudrick Lane, Ilminster, Somerset, TA19 0BN, 13/04623/FUL

Demolition of store and erection of 3 No. flats, landscaping and parking (GR 336134/114428)

Recommend approval.

b) Land At Canal Way, Ilminster, Somerset, TA19 9BL, 13/04760/FUL

The erection of 65 No. dwellings and associated works to include play provision (Revised Application). (GR 334845/114681)

Recommend refusal.

Issues discussed during consideration of this item included:

- Crime and disorder
- Child safety & protection
- Surveillance of LEAP site should not be the focussed responsibility of one property, unsatisfied.

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- The proposed LEAP is sited in a remote location which has also been raised in police report.
- Proximity of the cycle path
- Proximity of deep water

c) Former Factory, Winterhay Lane, Ilminster, Somerset, TA19 9BB, 13/04935/OUT

The erection of up to 72 No. dwellings comprising of a mix of two, three and four bedrooms, up to 600m² of office floor space (Use Class B1) and new access (Outline) (Revised Application). (GR 335206/115028)

Meeting Administrators Note: The meeting was adjourned at 19:55 hrs. in order for Pegasus Planning Group's Representative to clarify points raised by Councillors. 20:10 hrs. the meeting resumed.

Recommend approval.

Cllr Vijeh thanked the developers for listening and taking on-board the Town Council's comments.

d) Land Adjoining Spring Haven, Listercombe Close, Ilminster, Somerset, 13/05128/FUL

Demolition of garages and the erection of a terrace of 3 No. dwelling houses.

(GR 336088/113948)

Recommend approval.

e) The Old Vicarage ,Court Barton,Ilminster,Somerset,TA19 0DU, 13/05094/TCA

Application to fell 1 No. Sycamore tree and 1 No. Apple tree within a conservation area (GR 336064/114620)

Recommend approval.

f) Remains to be Seen ,24 East Street,Ilminster,Somerset,TA19 0AJ, 13/05100/TCA

Notification of intent to reduce the crown of 1 No. Tulip Tree within a conservation area. (GR 336230/114532)

Reported for Information.

g) The Old Barn, Green Lane, Ilminster, Somerset, TA19 9PN, 14/00061/FUL

Erection of a two storey extension and single storey extension to dwelling House (GR 334970/115276)

Recommend approval.

h) 3 Green Lane, Ilminster Somerset, 14/00339/S73A

Application to vary condition 08 (approved plans) of planning permission 10/01377/FUL and 12/02790/S73 to alter north east elevation. (GR 335028/115320)

Recommend approval.

i) Minster Pharmacy, 15 Silver Street, Ilminster, Somerset, TA19 0DH, 14/00347/TCA

Application to fell 1 No. Robinia tree within conservation area (GR 336075/114515)

Recommend approval.

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5 Planning Appeals

None.

6 Planning Decisions made by SSDC

The following Planning decisions made by South Somerset District Council were noted:

a) Land At Green Lane (Plot 3), Ilminster, Somerset, 13/04415/FUL

The erection of 1 No. dwelling house (Revisions to 07/01085/FUL to include window, porch alterations and installation of solar PV array) (GR 334984/115325)

PERMISSION GRANTED, SUBJECT TO CONDITIONS

b) Sweet Surprise, 23 Silver Street, Ilminster, Somerset, TA19 0DH, 13/04427/LBC

External alterations to include the replacement of a window and door on west elevation. (GR 336023/114518)

PERMISSION GRANTED, SUBJECT TO CONDITIONS

c) Land Off, Harts Close, Ilminster, Somerset, TA19 9DW, 13/04469/FUL

The erection of 4 No. units for light industrial use (Use Class B1(c)). (GR 334952/114852)

PERMISSION GRANTED, SUBJECT TO CONDITIONS

d) 21 Silver Street, Ilminster, Somerset, TA11 0DH, 13/04470/FUL

Internal alterations and the change of use of first floor to office accommodation. (GR 336035/114519)

PERMISSION GRANTED, SUBJECT TO CONDITIONS

e) 21 Silver Street, Ilminster, Somerset, TA11 0DH, 13/04471/LBC

Internal alterations and the change of use of first floor to office accommodation. (GR 336035/114519)

PERMISSION GRANTED, SUBJECT TO CONDITIONS

f) 4 And 5 Higher Beacon, Ilminster, Somerset TA19 9AJ, 13/04648/FUL

The erection of a joint single storey rear extension and dormer window and re-siting part of rear garden retaining wall. (GR 335739/114955)

PERMISSION GRANTED, SUBJECT TO CONDITIONS

g) Swanmead Community School, Ditton Street, Ilminster, TA19 0BL, 13/04734/R3C

Planning Application for the Retention of Temporary 12-bay Elliott Building E.757 (Grid Ref: 336155 - 114251)

PERMISSION GRANTED SUBJECT TO CONDITIONS

h) The Hermitage, 29 Station Road, Ilminster, Somerset, TA19 9BE, 13/05202/TCA

Notification of intent to fell 1 No. tree within a conservation area. (GR 335536/114766)

THIS APPLICATION HAS BEEN PERMITTED

i) West Wing, Bay House, Bay Hill, Ilminster, Somerset, TA19 0AT, 14/00127/TCA

Application to fell 1 No. Laurel, 1 No. Western Red Cedar and 2 No. Eucalyptus trees and carry out works to 1 No. Evergreen Magnolia, 41 No. Laurel and 1 No. Holly tree within a conservation area (GR 336536/114546)

THIS APPLICATION HAS BEEN PERMITTED

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- j) 37 Station Road, Ilminster, Somerset, TA19 9BG, 14/00015/TCA**
Application to fell 1 No. False Acacia tree within a conservation area (GR335403/114820)
THIS APPLICATION HAS BEEN PERMITTED

The meeting closed at 20:30 hrs.

Chair's Signature & Date