

ILMINSTER TOWN COUNCIL

A meeting of the **Planning, Highways and Transport Committee** was held on **9th February 2016** at **7.30pm** in the Council Chamber, North Street, Ilminster.

Present:

Chairman: Cllr Shearman

Councillors: Cllr Burton, Cllr Drayton, Cllr Fagan, Cllr Fowler, Cllr Keitch, Cllr Kinder, Cllr Neave, Cllr Shepherd, Cllr Swann, Cllr Walker

Officers in attendance: Mrs T Loveless (Administration Officer), Miss Norris (Town Clerk), Mrs D Speed (Administration Officer (Finance)).

Members of the Public:

1 member of the public attended the meeting but did not wish to speak.

P54 Apologies for absence

Apologies for absence were received from Councillors Albin, Goodall, Sothern and Storey

P55 Declarations of Interest

The declarations of interest given in the table below were made regarding items on the agenda.

Name	Agenda Item	Minute No	Nature of Interest	Type of Interest	Action
V Keitch	Agenda 5a, 16/00102/FUL, Barn Rear of the Royal Oak, The Cross, Ilminster	P68a	District Councillor	Personal	Voted and spoke
V Keitch	Agenda 5b 16/00121/FUL, Land to the East of Units at Broadoak, Canal Way, Ilminster, Somerset	P68b	District Councillor	Personal	Voted and spoke

P66 Minutes

RESOLVED

- (i) That the minutes of the meeting held on Tuesday 12st January 2016 be confirmed as a correct record.
- (ii) To note the action list relating to the Planning, Highways & Transport Committee.

Issues raised during consideration of the Action List included:

- Update on Item 12 – Free parking will be discussed at the District Council Meeting in March

P67 Police Report

There was no written police report and no policing matters were raised or reported.

Chair's Initial's

P68 Planning Applications

The Committee considered the following applications:

- a) **16/00102/FUL, Barn Rear of the Royal Oak, The Cross, Ilminster,**
Change of use and conversion of existing barn into 2 No. one bedroom dwellings
(revised application) (GR 336090/114152)

The Councillors looked at the plans submitted for the application.

- Provision for bin stores is not clear on revised plans
- Concerns that 2 dwellings could increase need for parked vehicles which would restrict delivery vehicles to public house
- Already received concerns from neighbours on previous application

RECOMMEND refusal on the grounds of over development of the site and access.

- b) **16/00121/FUL, Land to the East of Units at Broadoak, Canal Way, Ilminster, Somerset,**

The erection of 8. No dwelling houses with parking.
(GR 334957/114797)

Issues discussed during consideration of this application included:

- The site has been marketed as industrial/employment land for approximately 10 years with no interest.
- Planning Officer was happy how the land was marketed
- Site has good access
- The neighbouring nursery has no issues with regards to dust & noise from the nearby works so it is unlikely that the proposed housing development would experience any problems

NB: The Chairman asked the member of the public (applicant) to clarify the position of the hedgerow on the plans

RECOMMEND approval

- c) **15/05319/ADV, 4-6 East Street, Ilminster, Somerset**

The display of 1 No. non illuminated lozenge sign, 2 No. non illuminated projecting signs and 1 No. vinyl sign. (GR 336147/114515)

Issues discussed during consideration of this application included:

- Councillors viewed original plans compared to revised issue and were pleased to see that their previous comments had been taken on board

RECOMMEND approval

P69 Planning Decisions made by SSDC

The following decisions made by South Somerset District Council were reported for information:

- a) **15/05571/FUL, Devon & Somerset Fire Brigade Ilminster, Ilminster Fire Station, Butts, Ilminster, Somerset, TA19 0AY**

Formation of window in west elevation (GR 336226/114674)

Permission granted subject to conditions.

- b) **15/05326/FUL, Russetts, Winterhay Lane, Ilminster, Somerset, TA19 9BB**

The erection of a two storey extension and first floor extension over existing kitchen.
(GR 335266/115186)

Permission granted subject to conditions.

- c) **15/04926/FUL, land Off Harts Close, Ilminster, Somerset TA19 9DW**

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

Chair's Initial's

(Revised application). (GR 334952/114852)
Permission granted subject to conditions.

d) 15/04266/FUL, Land Rear Of The Shrubbery Hotel, Station Road, Ilminster, Somerset TA19 9AR

The erection of 2 No. detached dwelling houses with garages and parking. (GR 335570/114687)

Refused permission for the following reason:

'The proposal is contrary to the Council's aims to preserve the health, structure and amenity of landscape features (trees) and safeguard protected species. Furthermore, it will not provide for an acceptable level of amenity for future occupiers. The proposal is therefore contrary Policies EQ2, EQ£ and EQ4 of the South Somerset Local Plan 2006-2008'.

P70 Speed Watch in Ilminster:

Councillors agreed in principal that they would support a voluntary speed watch group in Ilminster if volunteers could be found.

The meeting closed at 20:00hrs

Chair's Initial's & Signature