

# ILMINSTER TOWN COUNCIL MINUTES

Minutes of a meeting of the Planning Committee held in the Council Chamber, Ilminster on Tuesday 16<sup>th</sup> April 2013 at 19:30hrs

## Present

**Chairman:** Cllr L Vijeh,

**Councillors:** Cllr C Goodall, Cllr A Lawson, Cllr D Miller, Cllr J Pallister, Cllr A Shearman, Cllr S Shepherd, Cllr J Sothern, Cllr R Swann and Cllr E J Taylor.

## In Attendance

**Officers:** Mrs M Clayton, (Senior Administrator) Miss N McIntosh (Administrative Assistant), Miss J Norris (Town Clerk).

### 1. Apologies for absence

Apologies for absence were received from Councillors Austin and Burton.

### 2. Declarations of Interest

Name	Minute No	Agenda Item	Type Of Interest	Nature of Interest
Cllr Shearman	4	4 Planning Application 13/01340/OUT	Personal	Personal

### 3. Minutes

**RESOLVED** that the minutes of the meeting held on 19<sup>th</sup> March 2013 be confirmed as a correct record.

### 4. Planning Applications

13/00562/FUL, Shell Garage Horton Cross Filling Station, Horton Cross, Ilminster TA19 9PT  
Demolition of existing buildings and fuel tanks and the erection of a sales building and fuel canopies and all associated works. (GR334141/115338)

The Committee did not wish to make any recommendations on this application.

The Councillors asked if they could receive a plan of the flow of traffic, as they had concerns as from local knowledge, that no consideration has been made as to the movement and queuing of traffic at peak times on the main road, and felt no provision has been made for off road parking without restricting HGV vehicles.

13/01201/FUL, 28 The Beacon, Ilminster, Somerset, TA19 9AH

Demolition of single storey extension and the erection of a replacement two storey extension, alterations and replacement to garage roof and there erection of retaining wall to create off road parking. (GR335784/115254)

Recommend approval.

The Council made the following observation:

- The Committee asked whether the hard standing would be porous or have suitable drainage to ensure no excess water in the road.

13/01340/OUT, Summervale Medical Centre, Wharf Lane, Ilminster, Somerset TA19 0DT

The erection of 9 No. dwellings (Revised Application) (GR335927/114415)

Recommend refusal on the grounds of:

- Over development
- Design over powering
- Concern of drainage

Chair's Initials

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iv) Loss of amenities

v) Impact on Listed Buildings.

13/01356/FUL, 14 West Street, Ilminster, Somerset, TA19 9AB

Alterations and conversion of single dwelling into 2 No. dwellings. (GR335832/114737)

Recommend approval.

**5. Planning Appeals**

None.

**6. Planning Decisions**

13/00049/FUL, Barn at Lower Sea Farm, Sea, Ilminster, Somerset

Alterations and conversion of barn into 1 No. dwelling and horticultural development comprising of the erection of 1 No. steel/timber framed general purpose building, the erection of 1 No. polytunnel, the formation of a wider vehicular access, parking and turning area, reinstatement of existing gated access to be used as pedestrian access and the siting of a temporary mobile home. (GR 335176/113014)

Application Permitted with Conditions.

13/00295/FUL, Erection of two storey side extension and single storey front extension to dwelling house (GR 335953/113885)

**GRANT PERMISSION FOR THE FOLLOWING REASON:**

01. The proposal, due to its form, scale, design, and materials, would be in keeping with the appearance of the building and its surroundings, and cause no demonstrable harm to residential amenity or highway safety, in accordance with the aims and objectives of policy ST6 of the South Somerset Local Plan, 2006.

**SUBJECT TO THE FOLLOWING CONDITIONS:**

01. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason: To accord with the provisions of section 91(1) of the Town and Country Planning Act 1990.

02. The development hereby permitted shall be carried out in accordance with the following approved plans: Location Plan, Site Plan, Existing Plans and Elevations drawing no. 2812-01, and proposed Plans and Elevations drawing no. 2812-02 received 24 January 2013.

Reason: For the avoidance of doubt and in the interests of proper planning.

03. The development hereby permitted shall not be commenced unless details of the colour/finish of the render has been submitted and agreed in writing by the Local Planning Authority.

Reason: To safeguard the appearance of the building and its surroundings in accordance with policy ST6 of the South Somerset Local Plan (Adopted April 2006).

Informatives: 01. The applicants' attention is drawn to the advice of Wessex Water dated 12 February 2013.

**Ilminster No. 1 Tree preservation order 2013**, Town & Country Planning Act 1990.

The meeting closed at 21:38 hrs.

Chair's Signature & Date