

ILMINSTER TOWN COUNCIL

A meeting of the **PLANNING, HIGHWAYS & TRANSPORTATION COMMITTEE** was held on **Tuesday 17th June 2014** in the Council Chamber, Council Offices, North Street, Ilminster starting at **19:30 hrs.**

Present:

Chairman: Cllr A Shearman

Councillors: Cllr P Burton, Cllr V Higgins, Cllr V Keitch, Cllr A Lawson Cllr D Miller, Cllr S Storey, and Cllr R Swann

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

Members of the Public: No members of the public attended the meeting.

83. Apologies for absence

Apologies for absence were received from Councillors Austin, Pallister, Shepherd, Sothern and Taylor.

84. Declarations of Interest

Councillors made the following declarations of interest at this stage of the meeting.

Name	Agenda Item	Minute No	Interest	Type of Interest
Cllr Higgins	4c) Springfield Bungalow, Winterhay Lane, Ilminster, Somerset, 14/02203/FUL	86c	Personal	Works with applicant
Cllr Keitch	4d) Royal Oak The Cross, Ditton Street, Ilminster, Somerset TA19 0EH, 14/02451/FUL	86d	Personal	Relative lives near the application
Cllr Shearman	4d) Royal Oak The Cross, Ditton Street, Ilminster, Somerset TA19 0EH, 14/02451/FUL	86d	Personal	Lives in proximity of application and Knows Architect

Councillor Storey declared a personal interest in Minute No 86d Royal Oak The Cross, Ditton Street, Ilminster, Somerset TA19 0EH, 14/02451/FUL as the item was being discussed.

85. Minutes

RESOLVED that the minutes of the meeting held on **20th May 2014** be confirmed as a correct record.

Chair's Initials

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86. Planning Applications

a) 18 The Beacon, Ilminster, Somerset TA19 9AH, 14/02069/FUL

Demolish existing dwelling and erection of replacement dwelling house (GR 335751/115151)

Recommend Approval subject to the roof line being consistent with adjacent properties

Items discussed during consideration of this application included:

- Height of the building in the context of neighbouring properties
- Whether or not the proposal would be overlooking adjacent properties
- The footprint of the proposed and existing buildings

b) Land at Canal Way, Ilminster Somerset, 14/02096/S73A

Application to vary condition No. 02 (approved plans) of planning permission 13/04760/FUL to amend boundary treatments throughout development. (GR 334845/114681)

Items discussed during consideration of this application included:

- Security of plots and boundary areas
- General community safety issues
- Health & Safety Issues
- Safety of users in the boundary area and the cycle path

Recommend Refusal

c) Springfield Bungalow, Winterhay Lane, Ilminster, Somerset, 14/02203/FUL

Conversion of roof space into habitable rooms and the installation of 2 No. roof lights to the north elevation. (GR 335343/114898)

Items discussed during consideration of this application included:

- Whether or not the proposal would be overlooking the adjacent property.

Recommend Approval

NB: Councillor Higgins declared a personal interest in this item at the start of the meeting.

d) Royal Oak, The Cross, Ditton Street, Ilminster, Somerset TA19 0EH, 14/02451/FUL

Change of use and conversion of existing barn into 1 No. dwelling. (GR 336090/114152)

Items discussed during consideration of this application included:

- Existing and future use
- Whether the proposal would affect parking in the area
- Considered neighbours comments

Recommend Approval

NB: (i) Councillor Storey declared a personal interest in this item whilst it was being discussed as she knows the Planning Officer.

(ii) Councillors Keitch and Shearman declared a personal interest in this item at the start of the meeting.

87 Decisions made by SSDC

The following decisions made by South Somerset District Council were reported for information. For more details, please see South Somerset District Council Website:

<http://www.southsomerset.gov.uk/planningsearch>

a) 2 Carnival Close, Ilminster, Somerset TA19 9DG, 14/01577/FUL

Erection of a conservatory (GR 335225/114763)

GRANT PERMISSION, Subject to Conditions

Chair's Initials

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- b) Winterhay Farm, Winterhay Lane, Ilminster, Somerset TA19 9PJ, 14/01611/FUL**
Erection of farm building to house cattle and animal fodder, with associated concrete yards
(GR 335380/115724)
GRANT PERMISSION, Subject to conditions

88. Planning Observations

Land off Brewery Lane, Ilminster, Somerset TA19 0ED

Application to carry out works to 1 No. Hornbeam (number 5 on attached plan) and 1 No. Yew tree (number 11 on attached plan) within Yeovil District Council Tree Preservation Order (Ilminster No 2) 1985 (GR 335838/114640)

The meeting closed at 20:00 hrs.

Chair's Signature and Date