



Yeovil Town Council

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Minutes of the meeting of Planning Committee of Yeovil Town Council held on Monday 13 November 2017 at 7.00pm in the Town House, 19 Union Street, Yeovil BA20 1PQ

Present: Cllrs P Lock (Chairman), J Conway, T Ledlie, M Lock, T Lock, S Lowery, J Lowery, G Oakes, E Potts-Jones, A Pugsley, F Purbrick, W Read, and D Shutler.

In Attendance: H Ferdinand (Deputy Town Clerk).

3 members of the public were present. No members of the press were present.

7:02pm – Meeting commenced.

9/268. APOLOGIES FOR ABSENCE AND TO CONSIDER THE REASONS GIVEN

Apologies were received from Cllrs P Chandler (unwell); K Gill (unwell); K Hussain (conflicting engagement); M Roper (conflicting engagement); A Smith (unwell) and R Stickland (conflicting engagement).

RESOLVED: To accept the apologies with the reasons given.

9/269. DECLARATIONS OF INTEREST

Cllrs Kaysar Hussain, Mike Lock, Tony Lock, Graham Oakes, Wes Read, Alan Smith, and Rob Stickland are members of South Somerset District Council and whilst they might speak and possibly vote on applications which might be referred to that Council for determination, they would reconsider such applications at District level taking into account all relevant evidence and representations made at that tier.

Cllrs P Lock and M Lock declared a personal interest in application 17/04191/FUL at Tamburinos, South Western Terrace (Item 8 on the Plans List) as the applicant has been of assistance with their fundraising in the past. They also declared a personal and prejudicial interest in application 17/04220/DPO at Land South of the A3088 Western Relief Road (Item 9/272 – Neighbouring Parish Consultation). Cllr J Conway declared a personal interest in application 17/04120/FUL at 3 West Coker Road (item 4 on Plans List) as the applicant is a personal friend. Cllr A Pugsley declared a personal interest in application 17/03832/FUL at 159 Larkhill Road (item 6 on Plans List) as he may be related to the applicant.

9/270. MINUTES

To confirm as a correct record the Minutes of the previous meeting held on 16 October 2017.

RESOLVED: That the Minutes of previous meeting held on 16 October 2017 be signed as a correct record.

9/271. PLANS LIST (see Table below)

9/272. NEIGHBOURING PARISH COUNCIL CONSULTATION – FOR CONSIDERATION
(see Table below)

9/273. TREE PRESERVATION ORDER – FOR INFORMATION ONLY (see Table below)

9/271. PLANS LIST

	APPLICATION NO. Parish Ward	Applicant	Site Address	Proposal	Resolution
1	17/04241/FUL Central	First Court Accommodation Ltd	Black Horse Inn The Avenue Yeovil Somerset BA214BJ	First and second floor extension to provide 5 No. additional en suite rooms together with alterations to existing kitchen (part retrospective)	Approve, but bearing in mind safeguarding issues in respect of the nearby school, the installation of frosted glass in windows is requested where appropriate. Concerns were also raised in respect of the impact the proposals may have on the existing residents' on-street parking.
2	17/04260/FUL Central	Mr G Culver	31 Princes Street Yeovil Somerset BA20 1EG	Internal and external alterations the conversion of upper floor of shop to form 3 No. residential units.	Approve subject to the satisfaction of the planning officer and Conservation officer.
3	17/04261/LBC Central	Mr G Culver	31 Princes Street Yeovil Somerset BA20 1EG	Internal and external alterations including new front entrance door, and new rear/side windows and rooflights.	Approval subject to the satisfaction of the planning officer and conservation officer.
4	17/04120/FUL South	Mr S Wood and Miss S Dagnell	3 West Coker Road Yeovil Somerset BA20 2LX	Alterations and the erection of a two storey extension to dwellinghouse.	Approve subject to the planning officer being satisfied with the amended plans.
<p><i>Mr S Wood (applicant) explained the proposals to the Committee, and the amendments that had been made to address the concerns of the neighbours. At 7.30pm two members of the public left the meeting and did not return.</i></p>					

	APPLICATION NO. Parish Ward	Applicant	Site Address	Proposal	Resolution
5	17/04013/FUL Milford	Mr & Mrs Williams	32 Mudford Road Yeovil BA21 4AB	Alterations and the erection of new single storey extension to rear of dwellinghouse.	Approve, but note concerns were raised about where the toilet is situated within the new extension.
6	17/03832/FUL West	Mr Philip Pugsley	159 Larkhill Road Yeovil Somerset BA21 3HW	The formation of a vehicular access and hardstanding (part retrospective)	Approve
7	17/04175/S73 Central	Mr Goldstein	First And Second Floors 8/10 Church Street Yeovil BA20 1HE	Application to vary planning condition 2 (approved plans) of approval 17/01819/FUL to change the internal courtyard windows.	Approve subject to the satisfaction of the planning officer and conservation officer.
8	17/04191/FUL Central	Mr D. Taravella	Tamburinos South Western Terrace Yeovil BA20 1NB	The installation of replacement existing timber front entrance door and bi-fold doors with anodised aluminium door & bi-fold doors	Approve, subject to the planning officer and the conservation officer being satisfied that the new shop front is in keeping with the street scene.

9/272. NEIGHBOURING PARISH COUNCIL CONSULTATION

At 7.44 Cllrs Pauline & Mike Lock left the meeting.

	APPLICANT NO. Parish Ward	Applicant	Site Address	Proposal	Resolution
1	17/04220/DPO West Coker	Abbey Manor Group Limited	Land South of the A3088 Western Relief Road Yeovil Somerset (GR:353075/115103)	Application to vary S106 agreement dated 2nd March 2011 between South Somerset District Council, E.N.B Clive- Ponsonby-Fane, C.E.B Clive- Ponsonby-Fane, J.B Clive- Ponsonby-Fane and Abbey Manor Group Limited to replace the obligation to undertake highway works with a financial contribution of equivalent value.	Area South Committee report noted, and recommendation supported

At 7.47 Cllrs Pauline & Mike Lock returned to the meeting.

9/273 TREE PRESERVATION ORDER

	APPLICANT NO. Parish Ward	Applicant	Site Address	Proposal	Resolution
1	Provisional Order		7 Trees Adjoining Dorchester Road and Two Towers Lane	The South Somerset District (Yeovil No.3) Tree Preservation Order 2017	Noted

9/274. CORRESPONDENCE

The Deputy Town Clerk informed Members a letter had been received explaining that, contrary to the recommendation of Yeovil Town Council, the listed building application and advertisement application (17/02508/LBC and 17/02362/ADV respectively) at 29 Princes Street, Yeovil had been granted consent as it was considered the proposals would not harm the historic or architectural interest of the listed building, nor the visual amenity or highway safety in relation to the replacement signs. It was noted, however, that the full planning application 17/02361/FUL for the change of use of the premises to a takeaway had been refused in line with the recommendation of the Town Council.

RESOLVED: to note that no correspondence had been received.

9/275. PLANNING DECISIONS

Members considered the planning decisions as per the agenda.

RESOLVED: that the decisions be noted.

The Chair announced the sad news of the recent death of Ian Clarke, Solicitor and Monitoring Officer at South Somerset District Council. The Mayor, Darren Shutler, said he would be writing to Ian Clarke's wife on behalf of the Town Council.

The meeting closed at 7.53pm.

Signed:

Date: