

Yeovil Town Council

Town House
19 Union Street
Yeovil
Somerset
BA20 1PQ



Mayor: Cllr T Lock
Chief Executive / Town Clerk: Amanda Card BA (Hons), FCPFA, BSc (Open)
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Minutes of the hybrid meeting of Planning Committee of the Town Council held on Monday, 16 March 2026 at 7.00pm face-to-face in the Town House, 19 Union Street, Yeovil BA20 1PQ and by video-conference using Zoom meeting software

Present (In person): Cllrs K Gill (in the chair); J Cabell; T Casey; A Kendall; J Lock; J Lowery; K Parsons; R Spinner; R Stickland; R White; A Wilkes and D Woan.

In Attendance (in person): Cllr A Soughton (Westlands Ward), **T Lock (Lyde Ward)**; L Ryder (Deputy Town Clerk) and A Card (Chief Executive/Town Clerk).

There were 6 members of the public present, and no press were present.

Due to the absence of the Chair, the Vice Chair – Cllr K Gill assumed the role of the Chair. It was **RESOLVED** that Cllr R Stickland be Vice Chair.

7.01pm – Meeting commenced.

11/261 APOLOGIES FOR ABSENCE AND TO CONSIDER THE REASONS GIVEN

Apologies were received from Cllrs B Boyton (work commitments), K Hussain (work commitments); J Jimba (unwell), G Oakes (conflicting engagement), W Read (conflicting engagement); A Richards (personal reasons), J Snell (conflicting engagement) and H Stonier (conflicting engagement).

**Legislation requires that Councillors need to be physically present at the meeting to be shown as present. If a Councillor is unable to attend in person but can attend virtually, then apologies for absence should be given.*

RESOLVED: To accept the apologies with the reasons given.

11/262 DECLARATIONS OF INTEREST

Cllrs Andrew Kendall, Graham Oakes, Wes Read, Jeny Snell and David Woan are members of Somerset Council. Cllr A Kendall is also a member of Somerset Council's Planning Committee – South, and whilst he might speak and possibly vote on applications which might be referred to that Council for determination, he would reconsider such applications at that level taking into account all relevant evidence and representations made at that tier.

11/263 MINUTES

To confirm as a correct record the minutes for the previous Planning Committee meeting held on 16th February 2026.

RESOLVED: that the minutes of the Planning Committee meeting held on 16th February 2026 be signed as a correct record.

11/264 PLANS LIST

(See table below)

11/264 PLANS LIST

	APPLICATION NO. Parish Ward	Applicant	Site Address	Proposal	Resolutions
1	26/00373/FUL Yeovil Lyde	Mr Mark Hayhurst	27 Lyde Road Yeovil Somerset BA21 5AT	Change of use from two dwellinghouses (Use Class C3) to two small houses in multiple occupation (Use Class C4), including the erection of single-storey and dormer window extensions and the provision of refuse/recycling and bicycle storage to the rear of both properties.	Object on the grounds of <ul style="list-style-type: none"> - Loss of privacy and overbearing - Layout and density - Inadequate parking - Highway safety and traffic generation - Noise Cllr T Lock requested that this application be referred to Area South committee
<p>Several members of the public present spoke on this planning application. They objected to the proposed conversion of two properties into HMOs, arguing it represented overdevelopment and could significantly increase occupancy levels. They raised concerns about the absence of off-street parking, noting that additional residents would intensify pressure on already limited parking in surrounding roads, leading to congestion, safety issues, and restricted access for residents and pedestrians.</p> <p>Further concerns include increased waste and bin storage obstructing narrow pavements, noise disturbance from occupants (particularly at night), and negative impacts on residential amenity such as overlooking and visual changes. Residents also highlighted drainage risks from additional hard surfaces and existing problems with nearby HMOs, concluding that the development would place further strain on local infrastructure and harm the character of the area.</p> <p>At this point, Cllr J Cabell declared a personal interest in that she lived on Lyde Road.</p> <p>7:31pm – <i>The members of the public left the meeting and did not return.</i></p>					
2	26/00124/FUL Yeovil Lyde	Mr Claire Brand	Wyndham View School Wyndham View Yeovil Somerset BA21 5DA	Installation of 3m high 358 weldmesh fencing and gates	Support, design and appearance acceptable

3	26/00285/HOU <i>Summerlands</i>	Mr Brannagan	59 Preston Grove Yeovil Somerset BA20 2BJ	Single storey extension to the rear of existing dwelling	Support, design and appearance acceptable
4	26/00419/HOU <i>Yeovil College</i>	Mr and Mrs Ayles	149 Ilchester Road Yeovil Somerset BA21 3BQ	Proposed single storey front extension and two storey side extension to dwelling	Support, design and appearance acceptable
5	26/00477/HOU <i>Yeovil College</i>	Mr Colin Hearne	60 Kenmore Drive Yeovil Somerset BA21 4BQ	Change the existing brick finish to Painted render and cladding, remove the front door and create a full width porch between the bay windows with a central door and side lights	Support, design and appearance acceptable
6	26/00448/FUL <i>Westlands</i>	Mr Thomas Johnston	Land Outside 80 Middle Street Yeovil Somerset BA20 1LT	Installation of 1 no. new communications Kiosk with integrated defibrillator and advertising display	Object on the grounds of design and appearance and light disturbance
7	26/00449/ADV <i>Westlands</i>	Mr Thomas Johnston	Land Outside 80 Middle Street Yeovil Somerset BA20 1LT	1 no. Digital advertisement display within proposed new communications Kiosk	Object on the grounds of design and appearance and light disturbance

11/265 PLANNING DECISIONS

Members considered the planning decisions as per the agenda.

RESOLVED: that the decisions be noted.

11/266 CORRESPONDENCE

There were no items of correspondence.

The meeting closed at 7.47pm.

Signed:

Date: