

PLANNING COMMITTEE

Minutes of the Meeting held on 28 February 2013 at 4.30 pm

Present:

Councillor A F Knight	Chairman
Councillor I Melhuish	Vice Chairman
Councillor A M Chick	Councillor G S Dowding
Councillor A P Hadley	Councillor B Heywood
Councillor E May	Councillor K M Mills
Councillor C Morgan	Councillor S J Pugsley
Councillor D D Ross	Councillor L W Smith
Councillor M A Smith	Councillor A H Trollope-Bellew.
Councillor K H Turner	

Officers in Attendance:

Deputy Planning Manager - Ken Taylor
Senior Planning Officer - Alex Bullock
Planning Officer - Sue Keal
Committee Administrator - Linda Bulpin
Legal Advisor - Roy Pinney - Mendip D C

P184 Apologies for Absence

There were no apologies for absences as the full Planning Committee were present.

P185 Minutes

RESOLVED that the Minutes of the Planning Committee Meeting held on 31 January 2013 - circulated with the Agenda be confirmed as a correct record following the insertion of the word "not" in the amendment to the officer's recommendation on application 3/21/12/127 proposed Cllr C Morgan. Proposed by Councillor E May and seconded by Councillor K Turner and all present voted in favour.

P186 Declarations of Lobbying

There were no declarations of lobbying.

P187 Declarations of Interest

Name	Min No	Ref No.	Personal or Prejudicial	Action Taken
All Councillors	P189	3/10/13/001	Personal – The Applicants are Tenants of the Council	Spoke & Voted
Cllr A Chick	P189	3/10/13/001	Personal – a Client of White Lodge Vets	Spoke and Voted
Cllr G S Dowding	P189	3/10/13/001	Personal – a Client of White Lodge Vets	Spoke and Voted
Cllr A P Hadley	P189	3/10/13/001	Personal – a Family Member is undertaking Work Experience with White Lodge this year	Spoke and Voted
Cllr B Heywood	P189	3/10/13/001	Personal – a Client of White Lodge Vets	Spoke and Voted
Cllr E May	P189	3/10/13/001	Personal – a Client of White Lodge Vets	Spoke and Voted
Cllr M A Smith	P189	3/10/13/001	Personal – a Client of White Lodge Vets	Spoke and Voted
Cllr K H Turner	P189	3/10/13/001	Prejudicial – Predetermined in his view.	Left The Chamber
Cllr A H Trollope-Bellew	P189	3/10/13/001	Prejudicial – Business interests	Left The Chamber

P188 Public Participation

Min No.	Reference No.	Application	Name	Position	Stance
P189	3/10/13/001	Land at Ellicombe Farm, Ellicombe Lane, Alcombe	Mr D Scott	Neighbour	Objecting
P189	3/10/13/001	Land at Ellicombe Farm, Ellicombe Lane, Alcombe	Mr T Gliddon	Applicant	Supporting
P189	3/21/12/14	Land at Solitaire, Bircham Road, Alcombe	Mrs T Frost	W S Watchdogs	Objecting
P189	3/21/12/141	Land at Solitaire, Bircham Road, Alcombe	Cllr P Grierson On behalf of Mr and Mrs Kent	Neighbour	Objecting
P189	3/21/12/141	Land at Solitaire, Bircham Road, Alcombe	Cllr P Grierson	Ward Member	Objecting

P189 Town and Country Planning Act 1990 and Other Matters

Report Eight of the Planning Team dated 20 February 2013 (circulated with the Agenda). The Committee considered the reports, prepared by the Planning Team, relating to plans deposited in accordance with the planning legislation and, where appropriate, Members were advised of correspondence received and subsequent amendments since the agenda had been prepared.

(Copies of all letters reported may be inspected in the planning application files that constitute part of the background papers for each item).

RESOLVED that the recommendations contained in Section 1 of the Report be approved (in so far as they relate to the above), including, where appropriate, the conditions imposed and the reasons for refusal, subject to any amendments detailed below:

Reference Location, Proposal and Decision**3/10/13/001 Ellicombe Farm, Ellicombe Lane, Alcombe, Minehead**

AGREED that Planning Permission be GRANTED conditions as in Planning Report.

Committee's Consideration

The possibility of sterilising development for housing on adjacent land
The Development Boundary Limit for Minehead
Drainage/Flooding concerns
The need for new Business opportunities in Minehead
Possible light nuisance from the development
The impact of this development at the gateway to Minehead

3/21/12/141 Land at Solitaire, Bircham Road, Alcombe, Minehead

AGREED that Planning Permission be GRANTED conditions as in Planning Report.

Committee's Consideration:

Impact of this development on properties in the area.
Impact of the development on the Conservation Area.
Highway safety issues
Wildlife on the site
Loss of flood plain
Design of the proposed development.

T/3/119 Tree on Property at 48a/49a Brendon Road, Watchet

AGREED that the Tree Preservation Order be Confirmed

P190 Exmoor National Park Matters

Cllr S Pugsley gave a report on matters relating to West Somerset considered at the last meeting of the Exmoor National Park Planning Committee.

P191 Delegated Decision List

The Planning Manager answered any questions arising from the report.

P192 Appeals Lodged

Appellant	Proposal and Site	Process
Mrs Collier	Land at Trendle Lane, Bicknoller Erection of Storage Barn, Re-siting of Field Shelter and COU of Land for Grazing of Horses	Written Reps
Dr P Rawson	9 Copse Close, Watchet Two Bedroomed House with Car Parking on Part of the present property.	Written Reps

P193 Appeals Decided

Appellant	Proposal and Site	Decision
Mr M R Grainger	Land to the east of Capton Road, Sampford Brett Construction of Six Houses, Two of which to be Affordable, Four to be Open Market, together with Associated Estate Road	Dismissed 06/02/2013
Mr & Mrs Bryant Enforcement Appeal	Shurton Inn, Shurton, Stogursey, Bridgwater Breach of Planning Control as Alleged in the Notice is Without Planning Permission a Material Change of Use from a Public House to a Single Dwellinghouse	Allowed 13/02/2013
Mr K Forsyth	66 Cleeve Park, Chapel Cleeve, Felling of Trees Subject to a TPO	Split Decision 18/02/2013

P194 Site Visit

The Chairman informed Members that there would be a Site Visit on Monday 25 March meeting at the Council Offices Williton at 9.30am or on site at Clatworthy at 10.00 am. Further details will be sent to Members nearer the time.

The meeting closed at 6.45 pm