

Planning Committee – 26 April 2017

Present: - Councillor Bowrah (Chairman)
Councillor Mrs Hill (Vice-Chairman)
Councillors M Adkins, Mrs Adkins, Brown, Coles, Gage, C Hill, Morrell,
Mrs Reed, Sully, Townsend and Watson

Officers: - Matthew Bale (Area Planning Manager), Martin Evans (Solicitor, Shape Partnership Services), Tracey Meadows (Democratic Services Officer)

Also present: Councillors Berry and Warmington for application No. 06/17/0002.
Mrs A Elder, Chairman of the Standards Advisory Committee.

(The meeting commenced at 5 pm)

22. Apologies/Substitutions

Apologies: Councillors Martin-Scott, Nicholls and Wedderkopp

Substitutions: Councillor Coles for Councillor Wedderkopp
Councillor Gage for Councillor Martin-Scott

23. Declarations of Interest

Councillors M Adkins and Coles declared personal interests as Members of Somerset County Council. Councillor Coles also declared a personal interest as he was a member of the Devon and Somerset Fire and Rescue Authority. Councillor Mrs Hill declared personal interests as a trustee to Hestercombe House and Gardens, a trustee to the Somerset Building Preservation Trust and as a Director of Apple FM. Councillor Townsend declared personal interests as Vice-Chairman of Kingston St Mary Parish Council and Chairman of the Kingston St Mary Village Hall Association. Councillor Watson declared that he was the Ward Member for application No. 06/17/0002, he declared that he had received telephone calls from the public but that he had not 'fettered his discretion'.

24. Change of use of former agricultural building to Class D2 (recreational hall) with associated works at Greenway Farm, Greenway Road, Bishops Lydeard (resubmission of 06/16/0046) (06/17/0002)

Reported this application.

Resolved that subject to the Area Planning Manager confirming whether Building Regulations approval was required for the proposed change of use and that an adequate foul drainage arrangement would be secured through this process the Assistant Director for Planning and Environment be authorised to determine the application in consultation with the Chairman and

Vice-Chairman and, if planning permission was granted the following conditions be imposed:-

(Note - If Building Regulations approval was not required for this, then an additional condition would be imposed seeking approval for the means of disposal of foul water.)

- (a) The development hereby permitted shall be begun within three years of the date of this permission;
- (b) The development hereby permitted shall be carried out in accordance with the following approved plans:-
 - C0477 P1 Floor Plans and Elevations received on 17 January 2017;
 - C0477 P2 Site Location Plan;
 - C0477 P4 B Landscape Plan received on 6 April 2017;
- (c) The development shall provide for bin storage facilities, details of which shall be indicated on plans to be submitted to, and agreed in writing by, the Local Planning Authority prior to their provision. Such approved facilities shall be provided within three months of the date of this planning permission and shall thereafter be retained for those purposes;
- (d) The premises shall only be used for indoor sports recreation and for no other purpose (including any other purpose in Class D2 of the Schedule to the Town and Country Planning (Use Classes) Order 1987, or in any provision equivalent to that Class in any statutory instrument revoking and re-enacting that Order with or without modification);
- (e) Within three months of the date of this permission, the parking spaces shall have been laid out within the site in accordance with the approved Landscape Plan No. 4A for 25 parking spaces to be provided, and thereafter retained as such;
- (f) (i) The landscaping scheme shown on drawing C0477 P4 Revision B hereby permitted shall be fully implemented in the next available planting season (between 30 October 2017 and 31 March 2018);

(ii) For a period of five years after the completion of the landscaping scheme, the trees and shrubs shall be protected and maintained in a healthy weed free condition and any trees or shrubs that cease to grow, shall be replaced by trees or shrubs of similar size and species or other appropriate trees or shrubs as may be approved in writing by the Local Planning Authority;
- (g) The use hereby permitted shall not take place outside the following times 0900 hours – 2200 hours Monday – Saturday and 1000 hours – 2100 hours on Sundays;

25. Appeals

Reported that one appeal decision had been received details of which were submitted.

Resolved that the report be noted.

(The meeting ended at 5.30 pm)