

## SWT Planning Committee - 20 February 2020

Present: Councillor Simon Coles (Chair)

Councillors Roger Habgood, Ian Aldridge, Sue Buller, John Hassall (In place of Simon Nicholls), Marcia Hill, Mark Lithgow, Chris Morgan, Craig Palmer, Andrew Sully, Brenda Weston and Loretta Whetlor

Officers: Martin Evans (Shape Legal Partnership), Tracey Meadows (Democracy and Governance), Denise Grandfield and Rebecca Miller (Principal Planning Specialist)

Also Present: Councillor Mike Rigby

(The meeting commenced at 1.00 pm)

### 129. Apologies

Apologies were received from Councillors Nicholls, Tully and Wren

### 130. Minutes of the previous meeting of the Planning Committee

(Minutes of the meeting of the Planning Committee held on the 9<sup>th</sup> and 30<sup>th</sup> January 2020 circulated with the agenda)

**Resolved** that the minutes of the Planning Committee held on the 9<sup>th</sup> and 30<sup>th</sup> January 2020 be confirmed as a correct record.

Proposed by Councillor Marcia Hill, seconded by Councillor Morgan

The **Motion** was carried.

### 131. Declarations of Interest or Lobbying

Members present at the meeting declared the following personal interests in their capacity as a Councillor or Clerk of a County, Town or Parish Council or any other Local Authority:-

Name	Application No.	Description of Interest	Reason	Action Taken
Cllr S Buller	24/19/0046	Ward Member	Personal	Spoke and Voted
Cllr S Coles	42/19/0045	Known to objector	Personal	Spoke and Voted

### 132. Public Participation

Application No.	Name	Position	Stance
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24/19/0046	Steve Godfrey (on behalf of Sarah Carter)	Local Resident	Objecting
	Mark Jolliffe	Local resident	Objecting
	Celia Smith	on behalf of North Curry Parish Council	Objecting
	Colin Carter	Local resident	Objecting
	Andy Lehner	Developer	Infavour
42/19/0045	Rebecca Dunstan	Local Resident	Objecting
	Philippa Hollins	Local Resident	Objecting
	Mr – Edd Pearce	EJFP Planning	Infavour
	Michael Bellamy	Transport Ltd (on behalf of applicant)	Infavour
Tree Preservation Order protects one Hornbeam tree that is growing as a street tree outside 12 The Avenue.	Ben Whitworth	Local Resident	objecting

133. **24/19/0046**

**Erection of 1 No. bungalow with detached garage on land to the rear of 16 Town Farm, North Curry**

**Comments from members of the public included;**

- Concerns with access to the site;
- Concerns with the Visibility Splays;
- Loss of the historic orchard;
- The habitat that was removed cannot be replaced;
- Garden grabbing;
- Back land development;
- No changes to the original application;
- Overlooking;
- Concerns with loss of privacy;

- No pedestrian foot path;
- No street lighting;
- No benefit to the village;
- This area was of valuable green space;
- Concerns with the loss of slow worms;
- Previous reasons for refusal had been overcome;

**Comments from members included;**

- Concerns with the conflicting standing advice from Somerset County Council Highways;
- Highway safety;
- Concerns with the removal of the trees and Slow worms on the site;
- Not an appropriate site for development;
- Local residents knowledge needs to be taken into account;
- Concerns that the S106 is being disregarded;
- Cumulative impact of the site;
- Concerns with access onto the site;

Councillor Habgood proposed and Councillor Coles seconded a motion for the application to be APPROVED as per Officer Recommendation.

That **motion** was lost

Councillor Lithgow proposed and Councillor Marcia Hill seconded a motion for the application to be REFUSED.

**Reasons**

- Highway safety
- Loss of Habitat

The **motion** was carried

At this point in the meeting Councillor Morgan left the Council Chamber

134. **42/19/0045**

**Outline application with all matters reserved, except access, for the erection of 1 No. dwelling on land to the North West of Applecombe Cottage, Wild Oak Lane, Trull (resubmission of 42/19/0022)**

**Comments by members of the public included;**

- Concerns for pedestrian safety;
- Traffic issues;
- Concerns for the Badgers on site;
- The application complies with Policies;
- There were no material changes to the application;

- No recorded collisions were recorded on Wild Oak Lane;
- This was a sustainable location for a new home;
- Access issues
- No passing places in the lane;

**Comments by members included;**

- Access issues;
- Concerns with the increased vehicle movement;
- The application falls within the settlement limit of Trull;
- Highway safety issues;
- The professional opinion of officers needed to be taken into account for this development;

Councillor Lithgow proposed and Councillor Marcia Hill seconded a motion for the application to be REFUSED

The **motion** was lost

Councillor Sully proposed and Councillor Habgood seconded a motion for the application to be APPROVED

The **motion** was carried

At this point in the meeting the committee took a short break.

135. **Tree Preservation Order 12 The Avenue, Taunton**

**The Tree Preservation Order protects one Hornbeam tree that is growing as a street tree outside 12 The Avenue.**

**Comments by members of the public included;**

- Concerns that the tree roots were causing progressive damage to the drains in the Avenue;
- The other trees in the Avenue did not have a TPO on them;
- The trees were inappropriate for the area due to their size and shape and they were still growing;
- The wrong cultivar of hornbeam was chosen for this area;

**Comments by members included;**

- There was no evidence that the tree was causing damage to the nearest property;
- The trees were a valuable part of the community and in a Conservation area;
- Concerns with the impact of the tree roots on the public pavement;
- We need to work with Somerset County Council to manage the control of these trees;

Councillor Lithgow proposed and Councillor Marcia Hill seconded a motion for the Tree Preservation Order to be confirmed with a note for the Tree Officer to work with Somerset County Council and the residents to come up with a regime to mitigate damage to properties by the trees;

The **motion** was carried

136. **Latest appeals and decisions received Lodged**

One decision and one new appeal had been received, which were read at the meeting;

(The Meeting ended at 4.06 pm)