



Yeovil Town Council

Town House
19 Union Street
Yeovil
Somerset
BA20 1PQ

Mayor : Cllr D Shutler, Town Clerk : Amanda Card *BA (Hons), CPFA*
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Minutes of the meeting of Planning Committee of Yeovil Town Council held on Monday 13 March 2017 at 7.00pm in the Town House, 19 Union Street, Yeovil BA20 1PQ

Present: Cllr P Chandler, J Conway, Gail Freeman-Bell, T Ledlie, T Lock, S Lowery, G Oakes (Chairman), E Potts-Jones, F Purbrick, W Read, M Roper and R Stickland.

In Attendance: H Ferdinand (Deputy Town Clerk – job share)

There were 2 members of the public, and no members of the press present.

7.00pm – Meeting commenced.

Due to the absence of the Chairman, Committee Members voted and agreed that the Vice-Chairman Cllr G Oakes stand as Chairman, and that Cllr E Potts-Jones stand as Vice-Chairman for the meeting.

9/202. APOLOGIES FOR ABSENCE AND TO CONSIDER THE REASONS GIVEN

Cllr P Lock; K Hussain; M Lock; and D Shutler – personal; and A Smith – reason unknown.

RESOLVED: To accept the apologies with the reasons given.

9/203. 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 G Oakes, E Potts-Jones, P Chandler, T Lock, S Lowery, W Read, M Roper and R Stickland, all as Liberal Democrat Members, declared a personal interest in applications 17/00920/FUL & 17/00904/FUL at Central House, Church Street, Yeovil as the property is opposite the Liberal Democrats' Party office.

9/204. MINUTES

To confirm as a correct record the Minutes of the previous meeting held on 13 February 2017.

RESOLVED: That the Minutes of previous meeting held on 13 February 2017 be signed as a correct record.

9/205. PLANS LIST (see Table below)

	APPLICANT NO. Parish Ward	Applicant	Site Address	Proposal	Resolved to recommend:-
1	17/00920/FUL Central	Mr M Easton	Central House Church Street Yeovil BA20 1HE	The carrying out of external alterations by including 6 No. dormer windows to front roof, 4 No. dormers and 2 No. rooflights to rear and 1 No. new window at first floor rear elevation.	Approval
2	17/00904/FUL Central	Mr M Easton	Central House Church Street Yeovil BA20 1HE	The use of the ground floor as either Use Class B1 (a) (office) or Use Class A1/A2 (shop/financial and professional services) and the creation of a new doorway	Approval
<i>The first two applications were dealt with together. The Liberal Democratic Members declared an interest and did not partake in the discussion and did not vote.</i>					
11	17/00912/FUL Hollands	Mr & Mrs Passmore	5 Chilton Grove Yeovil BA21 4AN	The removal of existing garage and rear extension and the erection of two storey and single storey rear extensions.	Approve subject to the satisfaction of Case Officer in respect of the design.
<i>This application was brought forward on the agenda as the applicants were present. The applicant, Mr J Passmore, explained to Members that the proposed extension was to improve their standard of living for their current family, and in future as they plan to foster children. The extension will provide a bigger living space downstairs, and improved bedrooms at first floor level. The extension was set back to allow parking at the front. They had tried to avoid overshadowing, and the plans had been shown to the neighbours who had raised no objections.</i>					
3	17/00536/FUL South	Mrs Lorraine Cocking	95 Plantagenet Chase Yeovil Somerset BA20 2PP	The erection of a two storey rear extension to dwellinghouse	Approval

	APPLICANT NO. Parish Ward	Applicant	Site Address	Proposal	Resolved to recommend:-
4	17/00658/FUL South	Honeywell Aerospace Yeovil	Building 155 Honeywell Aerospace Lysander Road Yeovil	The installation of 3 No. air receiver tanks with associated works to the roof of premises	Approval
5	17/00509/FUL South	Mr & Mrs Keays	9 Rustywell Hendford Hill Yeovil BA20 2RQ	The erection of a first floor rear extension to dwellinghouse	Approval
6	17/00484/ADV Preston	Newton Clarke Veterinary Surgeons	142 Preston Road Yeovil BA20 2EE	The display of 1 No. externally illuminated fascia/lettering sign, 1 No. externally illuminated free standing projecting sign and 1 No. externally illuminated free standing 'V' sign	Approval
7	17/00687/FUL South	Mr Nick Rowe	14 Chestnut Drive Yeovil Somerset BA20 2NL	The erection of a two storey side extension to dwellinghouse	Approval subject to the parking area being properly consolidated and drained, and to the satisfaction of the Case Officer in respect of the building line.
8	17/00565/FUL New Town	Mr P Perry	2 Matthews Road Yeovil BA21 4JG	The extension, alteration and conversion of existing dwelling into two dwellings	Approval
9	17/00679/S73 East	Elite Scaffolding South West Ltd	Unit 3 33 Oxford Road Pen Mill Trading Estate Yeovil Somerset BA21 5HR	Application to vary condition No. 2 (approved plans) of approval 16/02482/FUL to make the extension smaller	Approval

	APPLICANT NO. Parish Ward	Applicant	Site Address	Proposal	Resolved to recommend:-
10	17/00755/COU Central	Lamjvan Ltd	24 South Street Yeovil Somerset BA20 1NN	The change of use of premises from Use Class A5 (hot food takeaway) to a mixed use of Use Class A5 and Use Class A3 (restaurant)	Approve subject to satisfactory comments from the Environmental Protection Officer being received.
12	17/00807/FUL Central	Hatton Woods Properties Ltd	80 South Street Yeovil Somerset BA20 1QH	The conversion of second floor from bedrooms to a self contained flat and the installation of 3 No. rooflights (revised application)	Approval
13	17/00810/LBC Central	Hatton Woods Properties Ltd	80 South Street Yeovil Somerset BA20 1QH	Internal and external alterations and the conversion of second floor from bedrooms to a self contained flat and the insertion of 3 No. rooflights to rear (revised application)	Approval
14	17/00956/FUL Long Mead	Mr And Mrs T Smith	18 Long Mead Brympton Yeovil Somerset BA21 3RH	The erection of single storey extensions to front and side of dwelling.	Approval

9/206

AMENDED PLANS / ADDITIONAL INFORMATION – FOR INFORMATION ONLY

	Application No Parish Ward	Applicant	Site Address	Proposal	Resolved to recommend:-
1	17/00456/FUL South	Mr S Wood and Miss S Dagnell	Land Adj 3 West Coker Road Yeovil Somerset BA20 2LU	Demolition of existing workshop and erection of a new dwelling with parking and the formation of new vehicular access	noted

9/207

OTHER APPLICATIONS – FOR INFORMATION ONLY

	APPLICANT NO. Parish Ward	Applicant	Site Address	Proposal	Resolved to recommend:-
1	17/00594/P3JPA Central	Mr Goldstein	First And Second Floors 8/10 Church Street Yeovil Somerset BA20 1HE	Prior approval for the change of use of offices to 8 No. residential units	Noted
2	17/00973/P3JPA Central	Mr M Easton	Central House Church Street Yeovil	Prior approval - change of use of first floor from offices to 5 residential units.	Noted
3	17/00979/P3JPA Central	Mr M Easton	Central House Church Street Yeovil	Prior approval - change of use of third floor from offices to 4 residential units.	Noted
4	17/00981/P3JPA Central	Mr M Easton	Central House Church Street Yeovil	Prior approval - change of use of second floor from offices to 5 residential units.	Noted

9/208

TREE PRESERVATION ORDER – FOR INFORMATION ONLY

	Application No Parish Ward	Applicant	Site Address	Proposal	Resolved to recommend:-
1	17/00631/TPO Milford	Mr Andrew Emmans	98 College Green Yeovil Somerset BA21 4JU	Application to carry out tree surgery works to a Horse Chestnut tree known as T.5 in the South Somerset District Council (Yeovil No.1) Tree Preservation Order 1993	noted

9/209. CORRESPONDENCE

The Deputy Town Clerk informed Members of two letters received:

- 1) A letter from SSDC in respect of planning application 16/04070/LBC for the demolition of the Tannery, Eastlands Road, Yeovil. The application had been refused contrary to the recommendation of the Town Council.
- 2) A letter from SSDC advising that an appeal had been lodged in respect of the refusal of planning application 16/02914/FUL for the installation of replacement windows at 25 Hendford, Yeovil.

9/210. PLANNING DECISIONS

Members considered the planning decisions as per the agenda.

RESOLVED: that the decisions be noted.

The meeting closed at 7.45.

Signed:

Date: