



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 11 December 2017 at 7.00pm in the Town House, 19 Union Street, Yeovil BA20 1PQ

Present: Cllrs P Lock (Chairman), P Chandler, J Conway, K Gill, K Hussain, T Ledlie, M Lock, T Lock, S Lowery, J Lowery, G Oakes, E Potts-Jones, A Pugsley, F Purbrick, W Read, M Roper, A Smith, A Soughton and R Stickland.

In Attendance: H Ferdinand (Deputy Town Clerk).

No members of the public and press were present.

7:00pm – Meeting commenced.

9/276. APOLOGIES FOR ABSENCE AND TO CONSIDER THE REASONS GIVEN

Apologies were received from Cllrs D Shutler (unwell).

RESOLVED: To accept the apologies with the reasons given.

9/277. 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.

No other declarations were made.

9/278. MINUTES

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

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

9/279. PLANS LIST (see Table below)

9/280. NEIGHBOURING PARISH COUNCIL CONSULTATION
(see Table below)

9/279. PLANS LIST

	APPLICATION NO. Parish Ward	Applicant	Site Address	Proposal	Resolution
1	17/04313/FUL South	Wm Morrison Supermarkets PLC	Morrisons Lysander Road Yeovil BA20 2AU	The erection of 3 retail units (including a drive through unit), car wash area, tyre service area and small retail pod, within the existing car park (Retail units to comprise of uses within use classes A1, A2, A3 and mixed A1/A3 and A3/A5 uses).	Refuse on the grounds that the proposals do not meet the sequential test with regard to out of town retail development. Other concerns identified include the general lack of information eg. on highways and drainage; an increase in traffic flows at an already failing junction at peak times; the requirement for another exit/entrance into the site; 'boy racers' using the car park at night because the gates are never closed; the existing pedestrian access conflicts with the proposed internal road layout; loss of parking; the proposed new car parking arrangement requires cars to reverse into the incoming traffic flow; the tyre changing unit and car wash units could impact on the car park, and in particular the nearby disabled bays; the numerous empty retail units of similar size in the town centre; the inadequate protection of trees; and, the issues raised by the Environmental Health officer.

At 7.12pm, Cllr P Chandler arrived during the discussion of the above item.

At 7.35pm Cllr T Ledlie left the meeting, and returned at 7.35pm.

2	17/04457/S73A Park	Mr Giles Bazley	34 Grove Avenue Yeovil BA20 2BB	Application to vary conditions 2 (approved plans), 3 (materials) and to remove condition 4 (openings to north elevation) of approval 17/01606/FUL	Approve
3	17/04674/LBC Central	Mrs Victoria Garratt	Trinity House 17 Peter Street Yeovil Somerset BA20 1PN	The carrying out of alterations to include the installation of spray foam installation to the underside of roof membrane (Implemented)	Refuse on the grounds of the concerns set out in the conservation officer's report.

9/280. NEIGHBOURING PARISH COUNCIL CONSULTATION

	APPLICANT NO. Parish Ward	Applicant	Site Address	Proposal	Resolution
1	17/04452/FUL East Coker	Mr K P Barter	Broadmayne West Coker Road Yeovil Somerset BA20 2HH	Alterations and the erection of an extension to dwelling and replacement detached garage	noted

9/281. ELECTRIC CAR FAST CHARGERS

RESOLVED: To note the information.

9/282. CORRESPONDENCE

The Deputy Town Clerk informed Members that notification had been received that an appeal had been allowed and planning permission granted at 5 Wyndham Street, Yeovil for the erection of a single storey rear extension, the installation of two windows, and the re-positioning of air conditioning units (17/01890/FUL). An application for the award of costs had, however, been refused.

A letter had also been received advising the Town Council that application 17/02524/ADV at 98 Middle Street, Yeovil had been refused contrary to the recommendation of the Town Council. It had been considered that the proposed signage would result in large, bulky signs to the detriment of the character of the building and area, causing harm to amenity.

Attention was drawn to an application which had been submitted to fell a tree with a tree preservation order (17/04551/TPO) relating to a conifer tree at Summerlands Hospital, Preston Road, Yeovil. The application was noted.

9/283. PLANNING DECISIONS

Members considered the planning decisions as per the agenda.

RESOLVED: that the decisions be noted.

The meeting closed at 8.12pm.

Signed:

Date: