

YEOVIL TOWN COUNCIL

MINUTES of a meeting of the **PLANNING AND LICENSING COMMITTEE** held in the Town House, 19 Union Street, Yeovil on **Monday 14 April 2014**

(7.00pm to 7.50pm)

Present:

Darren Shutler – Chairman
Philip Chandler
Dave Greene
Andrew Kendall
Manny Roper

Also Present:

Sally Freemantle – Assistant Town Clerk
Jane Green – Planning Assistant

8/529 **MINUTES**

The Minutes of the previous meeting held on 31 March 2014, copies of which had been circulated, were approved as a correct record and signed by the Chairman.

8/530 **APOLOGIES FOR ABSENCE**

Apologies for absence were received from Kris Castle, J Vincent Chainey and Wes Read.

8/524 **DECLARATIONS OF INTEREST**

Andrew Kendall and Wes Read referred to their membership of South Somerset District Council and indicated that 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.

Andrew Kendall and Wes Read declared a personal interest in planning application numbers 14/01287/R3D and 14/01288/R13, The carrying out of internal and external alterations to form a gallery/cafe/offices on the ground floor, formation of 2 No. bedsits on the first floor and creation of a dormer extension and conversion of roof space to create 2 No. bedsits at 80 South Street, Yeovil, by virtue of their membership of South Somerset District Council.

8/532 **PLANS LIST**1. **Planning Application: 14/01442/COU**

Site Address:	109 Seaton Road Yeovil Somerset
Ward :	Yeovil (South)
Proposal :	The change of use of premises as a mixed use comprising residential dwellinghouse and childminding business (GR 354682/115845)
Recommending Case Officer:	Jane Green
Target date :	27th May 2014
Applicant :	Mrs Jennifer Jones
Type :	Other Change Of Use

RECOMMENDED APPROVAL subject to Highway support.

2. **Planning Application: 14/00688/FUL**

Site Address:	94-98 Sherborne Road Yeovil Somerset
Ward :	Yeovil (East)
Proposal :	The erection of 2 No. dwellinghouses with associated access and parking (GR 356369/116250)
Recommending Case Officer:	Mrs Jennie Roberts
Target date :	21st May 2014
Applicant :	Chamba Developments
Type :	Minor Dwellings 1-9 site less than 1ha

Not enough information supplied in terms of highway issues on this application.

RECOMMENDED REFUSAL

3. **Planning Application: 14/00719/FUL**

Site Address:	106 Eastland Road Yeovil Somerset
Ward :	Yeovil (Central)
Proposal :	Conversion of former HMO into two flats, with alterations and rear ground floor infill extension (GR 356218/116603)
Recommending Case Officer:	Mrs Jennie Roberts
Target date :	16th April 2014
Applicant :	Somerset Care And Repair
Type :	Minor Dwellings 1-9 site less than 1ha

RECOMMENDED REFUSAL

4. **Planning Application: 14/00822/FUL**

Site Address:	29 Mitchelmore Road Yeovil Somerset
Ward :	Yeovil (Central)
Proposal :	The erection of a front entrance porch and erection of a detached building in rear garden for use as an ancillary annexe (GR 355628/116555)
Recommending Case Officer:	Mrs Jennie Roberts
Target date :	1st May 2014
Applicant :	Mr Alan Radcliffe
Type :	Other Householder - not a Change of Use

RECOMMENDED APPROVAL

5. Planning Application: 14/01014/FUL

Site Address:	183 Ilchester Road Yeovil Somerset
Ward :	Yeovil (West)
Proposal :	The formation of a vehicular access and hard standing (GR 354616/117338)
Recommending Case Officer:	Jane Green
Target date :	20th May 2014
Applicant :	Mr Matthew Fricker
Type :	Other Householder - not a Change of Use

RECOMMENDED APPROVAL subject to Highway support.

6. Planning Application: 14/01425/COU

Site Address:	1 Park Gardens Yeovil Somerset
Ward :	Yeovil (Central)
Proposal :	Change of use of premises from Orthodontic Practice (Use Class D1) to Office (Use Class B1) (GR 355437/116130)
Recommending Case Officer:	Andrew Collins
Target date :	26th May 2014
Applicant :	Mrs Carolyn Davies
Type :	Other Change Of Use

RECOMMENDED APPROVAL

7. Planning Application: 14/01435/FUL

Site Address:	The Coach House 100 Ilchester Road Yeovil
Ward :	Yeovil (West)
Proposal :	The alteration of an existing studio/garage to form a residential annexe to be occupied solely in conjunction with the occupation of the Coach House. (GR 355125/117041)

Recommending Case Officer:	Jane Green
Target date :	14th May 2014
Applicant :	Mr Kenneth Iley
Type :	Other Householder - not a Change of Use

RECOMMENDED APPROVAL

8. Planning Application: 14/01448/COU

Site Address:	21 High Street Yeovil Somerset
Ward :	Yeovil (Central)
Proposal :	The change of use of first floor from Use Class B1 (office) to a Beauty Therapy / Cosmetic teeth whitening business (GR 355598/115951)
Recommending Case Officer:	Jane Green
Target date :	22nd May 2014
Applicant :	Mr D Turner
Type :	Other Change Of Use

APPLICATION WITHDRAWN

9. Planning Application: 14/01526/FUL

Site Address:	74 Larkhill Road Yeovil Somerset
Ward :	Yeovil (West)
Proposal :	The formation of a new vehicular access and hard standing (Revised Application) (GR 354106/116715)
Recommending Case Officer:	Jane Green
Target date :	23rd May 2014
Applicant :	Mrs Helen Handscomb
Type :	Other Householder - not a Change of Use

RECOMMENDED APPROVAL

10. Planning Application: 14/01310/DPO

Site Address:	Key Site Lyde Road Yeovil
Ward :	WARDS OF YEOVIL WITHOUT
Proposal :	Application to modify a S106 agreement dated 28th June 2013 which varied a S016 agreement dated 18th January 2008 relating to affordable housing (tenure and mortgagee protection clause) (GR 357652/117726)
Recommending Case Officer:	Simon Fox
Target date :	6th May 2014
Applicant :	Yeovil Developments Ltd
Type :	Non PS1 and PS2 return applications

NOTE THE APPLICATION

8/533 PARISH COUNCIL CONSULTATION – TREE PRESERVATION ORDER

Application No. 14/01446/R3C

Proposal: Renewal of Planning Permission 09/01047/R3C to retain a Temporary 4-bay Elliott Modular Building E.813 (TG) and Ancillary Works, Paving, Ramps and Platforms.

Location: Milford Infants School, Glenthorne Avenue, Yeovil, Somerset, BA21 4PG (GR: 355696 – 117233)

RESOLVED that the application be approved.

8/534 PLANNING DECISIONS

RESOLVED

that the Planning Decisions be noted.

8/535 CORRESPONDENCE

The Assistant Town Clerk informed the Committee that the following item of correspondence had been received:

Application Decision Reference: 14/01324/ADV

Proposal: The display of 4 No. internally illuminated fascia signs (GR 352973/116561)

Location: Hobbycraft Unit &B Houndstone Retail Park Western Avenue Yeovil Somerset BA22 8QY

RESOLVED

that the correspondence be noted.

SF
1/4/14

Chairman