

## YEOVIL TOWN COUNCIL

**MINUTES** of a meeting of the **PLANNING AND LICENSING COMMITTEE** held in the Town House, 19 Union Street, Yeovil on **Monday 16 June 2014**

(7.00pm to 7.20pm)

### **Present:**

Darren Shutler – Chairman  
Andrew Kendall  
David Dollard  
Mike Lock  
Manny Roper  
Philip Chandler

### **Also Present:**

Sally Freemantle – Assistant Town Clerk (Job Share)  
Andrew Collins – Planning Officer (SSDC)

### 8/562 **MINUTES**

The Minutes of the previous meetings held on 2 June 2014, copies of which had been circulated, were approved as a correct record and signed by the Chairman.

### 8/563 **APOLOGIES FOR ABSENCE**

There were no apologies for absence.

### 8/564 **DECLARATIONS OF INTEREST**

Andrew Kendall referred to his membership of South Somerset District Council and indicated that whilst he might speak and possibly vote on applications which might be referred to that Council for determination, he would reconsider such applications at District level taking into account all relevant evidence and representations made at that tier.

Phil Chandler declared a personal interest in planning application 14/01466/FUL, the erection of a front entrance porch to dwellinghouse at 66 Southville, Yeovil, due to the proximity of his home to the planning site (in the same road).

### 8/565 **PLANS LIST**

#### 1. **Planning Application: 14/02100/LBC**

Site Address:	Watercombe Farm Watercombe Lane Yeovil
Ward :	Yeovil (South)
Proposal :	The carrying out of internal and external alterations to

	convert existing integral garage into a habitable room (GR 353870/115965)
Recommending Case Officer:	Mrs Jennie Roberts
Target date :	23rd July 2014
Applicant :	Mr Chambler
Type : 15	Other LBC Alteration

The Planning Officer informed the Committee that a Full application (14/02099/FUL) had been submitted along with this Listed Building Consent, but had since been withdrawn as it was not required.

**RECOMMEND APPROVAL**

2. **Planning Application: 14/02397/S73A**

Site Address:	89 Preston Road Yeovil Somerset
Ward :	Yeovil (South)
Proposal :	Application to vary condition 2 of planning approval 04/00624/COU to increase the number of children from 30 to 46 at any one time (Retrospective) (GR 354448/116411)
Recommending Case Officer:	Jane Green
Target date :	15th July 2014
Applicant :	Mrs Helen Jones
Type :	Other Change Of Use

The Planning Officer informed the Committee that the Highways Authority had stated they would comment but no comments had been received to date.

**RECOMMEND APPROVAL** subject to Highways Authority approval

3. **Planning Application: 13/04776/FUL**

Site Address:	10 Stratford Road Yeovil Somerset
Ward :	Yeovil (South)
Proposal :	Alterations and the formation of a front dormer window (GR 353851/116263)
Recommending Case Officer:	Mrs Jennie Roberts
Target date :	18th July 2014
Applicant :	Miss Chrissie McDonald
Type :	Other Householder - not a Change of Use

The Planning Officer informed the Committee that the Highways Authority had made no observations.

**RECOMMEND APPROVAL**

4. **Planning Application: 14/01466/FUL**

Site Address:	66 Southville Yeovil Somerset
Ward :	Yeovil (East)
Proposal :	The erection of a front entrance porch to dwellinghouse (GR 356254/116395)
Recommending Case Officer:	Jane Green
Target date :	24th July 2014
Applicant :	Mr Mark Threlfall
Type : 13	Other Householder - not a Change of Use

The Planning Officer informed the Committee that the Highways Authority had made no objections.

**RECOMMEND APPROVAL**

5. **Planning Application: 14/01939/FUL**

Site Address:	New House Lower Turners Barn Lane Yeovil
Ward :	Yeovil (South)
Proposal :	The erection of a two storey side extension to dwellinghouse (GR 354774/114530)
Recommending Case Officer:	Jane Green
Target date :	23rd July 2014
Applicant :	Mr Roger Spencer
Type : 13	Other Householder - not a Change of Use

The Planning Officer informed the Committee that the Highways Authority had made no objections.

**RECOMMEND APPROVAL**

6. **Planning Application: 14/02034/FUL**

Site Address:	Pen Mill County Infant School St Michaels Avenue Yeovil
Ward :	Yeovil (East)
Proposal :	The retention of a temporary elliott unit (GR 356570/116487)
Recommending Case Officer:	Jane Green
Target date :	18th July 2014
Applicant :	Pen Mill Infant And Nursery Academy
Type : 10	Minor Other less than 1,000 sq.m or 1ha

The Planning Officer informed the Committee that the Highways Authority had referred to their standing advice.

He also explained that whilst this application would have previously come directly from Somerset County Council (R3C), the school had become an academy since the last application, and therefore was no longer within the County Council's remit, which meant that planning applications for the site would now be considered by the District Council, with the school as the applicant.

It was noted that the original application was granted in 2003, and expressed that it would be nice if the Elliott building could be replaced with a more permanent structure.

**RECOMMEND APPROVAL**

**7. Planning Application: 14/02052/FUL**

Site Address:	45 Glenthorne Avenue Yeovil Somerset
Ward :	Yeovil (Central)
Proposal :	Demolition of existing garage and conservatory and the erection of a single storey side and rear extension including an integral garage (GR 355706/117429)
Recommending Case Officer:	Mrs Jennie Roberts
Target date :	15th July 2014
Applicant :	Mr Jason Sutton
Type :	Other Householder - not a Change of Use

The Planning Officer informed the Committee that the Highways Authority had referred to their standing advice.

**RECOMMEND APPROVAL**

**8. Planning Application: 14/02375/FUL**

Site Address:	20 Mitchelmore Road Yeovil Somerset
Ward :	Yeovil (Central)
Proposal :	The erection of a single storey rear extension. (GR 355675/116437)
Recommending Case Officer:	Jane Green
Target date :	10th July 2014
Applicant :	Miss Sadie Mycock
Type :	Other Householder - not a Change of Use

**RECOMMEND APPROVAL** subject to parking being provided in line with the number of bedrooms and added as a condition to the Planning Determination.

8/566 **REPORT TABLE**

**Application No:** 14/01378/ADV

**Proposal:** The display of 5 No. internally illuminated fascia signs, 1 No. externally illuminated fascia sign, 1 No. internally illuminated post mounted menu unit and 3 No. internally illuminated awnings.

**Location:** Beefeater and Premier Inn, Key Market House, Middle Street.

The Planning Officer informed the Committee that this application had been considered on 12 May, however there had been some minor changes and the addition of 1 sign.

**RESOLVED** that the above advertisement application be noted and supported.

8/567 **PLANNING DECISIONS**

In respect of the Planning Application at 109 Seaton Road, (14/01442/COU) for use of the premises as a mixed use comprising dwellinghouse and childminding business, the Committee had recommended approval (14 April) subject to Highways Authority support. The Planning Officer informed the Committee that the Highways Authority was not supportive of the application and therefore it had been refused by South Somerset District Council on highway grounds.

**RESOLVED**

that the Planning Decisions be noted.

8/568 **CORRESPONDENCE**

The Assistant Town Clerk informed the Committee that a notification of an appeal decision had been received in respect of application 13/04831/FUL for alterations and the erection of two storey rear extension and alterations and relocation of garage at 115 Mudford Road, Yeovil, Somerset BA21 4LQ. The appeal was dismissed and a copy of the appeal decision was available on request.

**RESOLVED**

that the matters be noted.

Chairman