

Meeting of the Planning Committee held on 20th August 2013 in the Council Chamber at Glastonbury Town Hall at 7pm

PRESENT: Councillors: Barron, Black, Michell, Shepherd (Chairman)

IN ATTENDANCE: Councillor Brunsdon
Lisa Williams (Admin Assistant)

APOLOGIES: Councillors Cousins, Henderson and Tucker

PUBLIC PARTICIPATION: Mr M Higgins spoke in reference to the proposed materials for the Sentinel lighthouse.

1. DECLARATIONS OF INTEREST: Councillor Black declared a personal interest in application 2013/1228.

2. MINUTES

The minutes of the meeting of the Planning Committee held on 23rd July 2013, copies of which had been previously circulated to members, were taken as read and signed by the Chairman as a correct record.

3. CORRESPONDENCE

The following correspondence received from Mendip District Council since the last meeting was considered and noted.

Planning Permission Approved

- a) 2012/0964 - Alextoria Property Ltd – Discharge of conditions 2 and 3 (materials), 8 (landscaping), 10 (energy efficiency) and 11 (drainage) of planning permission 2010/2258 – 59 The Roman Way
- b) 2013/1247 – Mr Simon Milton – Loft conversion with rear flat roof dormer and Juliet Balcony (retrospective) – 24 Bella View Gardens
- c) 2013/0634 – Lloyds Banking Group – Erection of two fascia signs, a hanging sign, and two other non illuminated signs to front of the building – Lloyds TSB Bank Plc, 3 High Street – Advertisement Consent
- d) 2013/0634 – Lloyds Banking Group – Erection of two fascia signs, a hanging sign, and two other non-illuminated signs to front of the building – Lloyds TSB Bank Plc, 3 High Street - Listed Building Consent
- e) 2013/0710 – Mr Bryan Lester – Second storey rear extensions to 2 terraced houses – 112 & 114 Benedict Street

Planning Permission Refused

- f) Mr & Mrs Vora – Erection of 3 dwellings, parking and bin/bike store – Rear of 68 High Street

Planning Appeal

- g) 2013/0071 – Mr O Goolden – New residential dwelling with parking & turning – 13B Chilkwell

4. PLANNING APPLICATIONS

The following planning applications were received since the last meeting and it was **RESOLVED** to forward the following comments to the District Council.

- a) The Sentinel – Mr Higgins would like the Committee’s input on the materials proposed for this development

Mr Higgins will keep the Committee informed as to the progress on the building.

- b) 2013/1444 – Mssrs Bunn C/O Agent – Outline planning permission for residential development with all matters reserved for subsequent approval – Land to the East of Old Wells Road & North of Pear Tree Farm - Outline Planning Permission – 13 weeks (all matters reserved)

Recommend Approval

Additional Comment – The committee would like to see the road improved to accommodate the increased traffic on the road. Highways need to be consulted about the access to the site with proper regard to the safety aspect as regards safety for children.

The Committee would like to see a space for children to play on the site with proper play facilities.

- c) 2013/0903 – Mr David Cullen – Outline application for the re-development of farm to provide 33 dwellings; all matters reserved for subsequent approval save for the means of the access (amended access details as shown in revised drawing received 5th July 2013) – Uppingstock Farm, Old Wells Road – Outline Planning Permission – 13 weeks (some matters reserved)

Recommend Approval

Additional Comment – The Committee is of the opinion that the surface drainage in this area needs careful consideration.

The nearby play area should be made available to other close by developments.

The play area should be fully installed and functioning before houses are sold to avoid a repetition of the Watts Corner estate problems.

- d) 2013/1392 – Alan and Graham Slocombe – Erection of replacement livestock and farm storage buildings – Backwear Farm, Godney Road – Full Planning Permission – 8 weeks

Recommend Approval

Additional Comment – The Committee would like to request adequate landscaping screening of the modern buildings.

Councillor Black took no part in the discussion or decision of the following application.

- e) 2013/1228 – Mr Christopher Trwoga, Red Brick Building Centre Ltd – Variation of condition 6 of planning consent 2010/3094 to allow the existing café to be used as a restaurant and erection of a flue - Red Brick Building Centre Ltd, Morland Enterprise Park, Morland Road - Full Planning Permission – 8 weeks

Recommend Approval

Additional Comment – The Committee would like to ensure that the Youth Cafe is allowed to continue.

- f) 2013/1527 – Mr Eric Lukins – First floor extension over garage including raised main roof ridge height and ground floor extension and alterations to east elevation – 53 Bere Lane –
Householder Planning Permission

Recommend Approval

- g) 2013/1604 – Millfield Prep School – 2 free standing non-illuminated signs (1 new and 1 replacement) Millfield Prep School – Advertisement Consent

Recommend Approval

- h) 2013/1542 – Multi-Tile Ltd – Change of use to allow storage, distribution and sale of hard wall and floor finishes and associated products and/or Class B2 and/or Class B8 – 1 Genesis One, Morlands - Full Planning Permission – 8 weeks

Recommend Approval

Chairman, 24th September 2013