

**Meeting of the Planning Committee held on 23rd May 2017 in the Council Chamber at Glastonbury Town Hall at 7pm**

**PRESENT:** Councillors: Cottle, George & Tucker

**IN ATTENDANCE:** Lisa Williams, Administration Assistant

**APOLOGIES:** Councillors Cousins, Henderson & Abbott

---

**PUBLIC PARTICIPATION** – Councillor Coles spoke in support of application 2017/0859/FUL

**1. ELECTION OF CHAIRMAN**

It was decided to defer the election of Chairman until the next meeting. It was agreed that the Mayor should chair the meeting.

**2. ELECTION OF VICE CHAIRMAN**

It was decided to defer the election of Vice Chairman until the next meeting

**3. DECLARATIONS OF INTEREST** – None

**4. MINUTES**

The minutes of the meeting of the Planning Committee held on 25<sup>th</sup> April 2017, copies of which had been previously circulated to members, were taken as read and signed by the Chairman as a correct record.

**5. CORRESPONDENCE**

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

**Planning Permission Approved**

- a) 2017/0534/HSE – Mr Adrian Mullins – Replacement of existing UPVC first floor windows on front elevation hardwood sash windows – 146 Benedict Street
- b) 2016/3109/CNT – Wessex Water, c/o Paul Lewis – Construction of new motor control kiosk, Electrical Distribution kiosk and blowers kiosk – Glastonbury Sewage Treatment Works, Old Beckery Road
- c) 2017/0320/LBC – Mr Gerard Tucker – Internal layout changes to accommodate an Information Centre on part of the ground floor. Minor alterations to the access and layout of the first floor. External layout of the first floor. External layout changes to enable a disabled access to St Dunstan's House and the town hall. Alterations to bin store layout and removal of lean-to shed to the rear of the property. Relocating K6 style phone box – St Dunstan's House, 1 Magdalene Street – Listed Building Consent
- d) 2017/0319/FUL – Mr Gerard Tucker – Internal layout changes to accommodate an Information Centre on part of the ground floor. Minor alterations to the access and layout of the first floor. External layout of the first floor. External layout changes to enable a disabled access to St Dunstan's House and the town hall. Alterations to bin store layout and removal of lean-to shed to the rear of the property. Relocating K6 style phone box – St Dunstan's House, 1 Magdalene Street – Listed Building Consent
- e) 2017/0329/ADV – Mr Gerard Tucker – Installation of 1 fascia sign and 4 photograph frames on the South Elevation of the building – St Dunstan's House, 1 Magdalene Street – Application to Display Adverts
- f) 2017/0507/CLP – Miss Beverly Eatwell – 1<sup>st</sup> Schedule – Refurbishments to the Lower Ground Floor garage area including – provision of WC and handbasin, replacing steel garage door with timber efficiency double glazed doors of the same overall width, improving the thermal efficiency of the floor, walls and ceiling – 21 Hill Head Close

- g) 2017/0911/APP – Mrs Sophie Sleeckx – Application for the approval of details reserved by condition 6 (details of fence) of planning permission 2015/2362/LBC – Chalice Hill House, Dod Lane
- h) 2017/0910/APP - Application for the approval of details reserved by condition 6 (details of fence) of planning permission 2015/2361/FUL – Chalice Hill House, Dod Lane
- i) 2017/0667/HSE – Mrs C White – Proposed single storey rear extension and replacement front porch - 2 Lower Actis

**Planning Permission Refused**

- j) 2017/0671/APP – Mr J Field – Application for approval of details in pursuance of condition 3 (external materials – plot1 ) and 4 (external materials – plot 2) of Listed Building Consent 2016/2336 – Higher Edgarley House, Ashwell Lane
- k) 2017/0520/APP – Mr J Field – Approval of details reserved by condition 8 (joinery for plot 2) and 10 (ducts pipes etc for plot 2 ) of planning consent 2016/2335/FUL – Higher Edgarley House, Ashwell Lane
- l) 2017/0699/APP – Mr J Field – Approval of details reserved by condition 8 (joinery) and 10 (ducts pipes and rainwater goods) of Listed Building Consent 2016/2336/LBC – Higher Edgarley House, Ashwell Lane

**6. 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) 2017/0974/HSE – Sim Dobbins – Extension of existing balcony – 3B Magdalene Street – Householder Application

**Recommend Approval**

- b) 2017/0658/ADV – Mr John Ravenscroft – New full fascia sign, wrought iron hanging sign, detachable wall board and portable pavement sign (all non-illuminated) – 5 Market Place – Application to Display Adverts

**Recommend Refusal**

**Additional Comment – The Committee is happy with the fixed signs but due to on going problems with A boards on the pavements the committee does not support the portable sign**

- c) 2017/1176/HSE – Mr & Mrs Roger Morgan - Single storey rear extension – 6 Manor House Road – Full Application

**Recommend Approval**

- d) 2017/0984/HSE – Mr J Fryer – Extension to existing dwelling – Butts Close Bungalow – Householder Application

**Recommend Approval**

- e) 2017/0937/HSE – Mr David Poeti – Loft extension to provide an additional bedroom and bathroom – Buddha Maitreya Dharma Centre – 31A Norbins Road – Householder Application

**Recommend Approval**

- f) 2017/0991/HSE – Mr Owen Duckett – First floor extension – 2 Meare Road – Householder Application

**Recommend Approval**

- g) 2017/0859/FUL – Eric Mackenzie – Proposed roof extension to form new room – 18 Wells Road - Full Application

**Recommend Approval**

- h) 2017/1177/HSE – Ms Jo Baker – Extension and alterations to existing garage. New link joining garage with dwelling – 2 Gunwyn Close - Householder Application

**Recommend Approval**

**Additional Comment – The committee is confident that there are no overlooking issues and the applicant is simply filling a gap that is otherwise unused.**

- i) 2017/1078/FUL – Mr Dakri - Conversion of first floor of 21 -23 High street and ground floor at 4 St John's Square to four one-bedroom flats – 21 - 23 High Street – Full Application

**Recommend Refusal**

**Additional Comment – The Committee considers this to be over development of a back land site.**

- j) 2017/1041/FUL - Mr Roopesh Shah – 9 x 1 bedroom flats comprising 6 new build and 3 by conversion of upper floors with alterations to vehicular access - 13 High Street - Full Application

**Recommend Refusal**

**Additional Comment – The Committee considers this to be over development of the site and also that the proposed development is overcrowded, lacking in light, ventilation and space.**

**7. Neighbourhood Plan**

Nothing to report

---

**Chairman, 27<sup>th</sup> June 2017**