

**MINEHEAD TOWN COUNCIL**

**PLANNING COMMITTEE**

**Minutes of the Meeting held on Tuesday 6 February 2018 at 10.30 am**

**at the Council Offices, 3 Summerland Road, Minehead**

**Present:**

Chair: Cllr G Everett

Cllrs A Parbrook, L Smith, M Smith, R Thomas\*

(\* denotes West Somerset Council Councillor)

**Officer in Attendance:**

Town Clerk (Mrs S Sanders)

**754. APOLOGIES FOR ABSENCE**

Cllr J Parbrook

**755. (a) DISCLOSURES OF INTEREST**

Member	Item	Interest	Time Period	Speak/Vote	Decision
Cllr R Thomas	All Items	Member of West Somerset Council	2018	Spoke and voted	

**(b) DISPENSATION REQUESTS**

There were no dispensation requests

**756. PUBLIC PARTICIPATION**

None

**757. MINUTES OF THE PREVIOUS MEETING**

The minutes of the previous Planning Committee meeting that took place on Tuesday 2 January 2018 were approved

Proposed: Cllr M Smith

Seconded: Cllr L Smith

**RESOLVED with all in favour: that the minutes of the Planning Committee meeting held on Tuesday 2 January 2018 be signed as a correct record**

**758. CORRESPONDENCE**

**3/21/17/113** – Display of 6 no non-illuminated lectern and wall mounted interpretation panels – The Esplanade, Minehead TA24 5BE - Notice of inclusion in Planning Committee Report, 25 January 2018

**3/21/17/114** – Change of use of land and erection of 8 no Gabion baskets to form open air exhibition - The Esplanade, Minehead TA24 5BE - Notice of inclusion in Planning Committee Report, 25 January 2018

David Galley – Tree Officer, TDBC & WSC - Chestnut trees at Esplanade Lane

**759. PLANNING APPLICATIONS AT VARIANCE WITH TOWN COUNCIL OBSERVATIONS**

**3/21/16/076** – Conversion of the listed building into 14 flats (6 x 2 bed flats and 8 x one bed flats) – Periton Mead, Periton Road, Minehead TA24 8DS – Granted 21/12/2017

**760. TOWN AND COUNTRY PLANNING ACT 1990**

A. The Committee considered applications received under the Act and made the following recommendations thereon:

<b>Date/ Reference</b>	<b>Applicant</b>	<b>Details of Development</b>	<b>Town Council Comments</b>	<b>Date WSC Notified of MTC Decision</b>	<b>WSC Decision</b>
3/21/17/128 17.01.2018	Mr King Acorn Land SW Ltd 40 Kingston House 1 Kingston Road Taunton TA2 7ED	Variation of Condition No 02 (approved plans) of application 3/21/17/011 – The Homestead, Bircham Road, Alcombe, Minehead TA24 6TW	No Comment – refer to Planning Officer. Due to lack of detailed information the Committee is concerned about plans being presented that are at odds with the original site plans	06.02.2018	
3/21/17/130 15.01.2018	Mr Derek Merson The Metropole Garage North Road Minehead TA24 5QW	Erection of extension to industrial unit – The Vennland Centre, Mart Road, Minehead TA24 5BJ	The Committee can see no material planning reason to refuse this application  <b>PROPOSED: Cllr A Parbrook</b>  <b>SECONDED: Cllr R Thomas</b>	06.02.2018	<b>Granted</b> <b>08.03.2018</b>
3/21/17/132 03.01.2018	Mr & Mrs L Sherlock 9 Irnham Road Minehead TA24 5DN	Proposed lowering of a close boarded timber fence to the south boundary and retention of close boarded timber fence to east boundary	In the Design Statement it states that it will be painted dark brown – this must be rectified before approval	06.02.2018	<b>Granted</b> <b>26.02.2018</b>
3/21/17/133 22.12.2017	Mr Riley The Coach House Dunkery Lodge 13 Townsend Road Minehead TA24 5RQ	Erection of a single storey extension on the south east elevation	The Committee can see no material planning reason to refuse this application  <b>PROPOSED: Cllr G Everett</b>  <b>SECONDED: Cllr R Thomas</b>	06.02.2018	<b>Granted</b> <b>16.02.2018</b>

<b>RUD/21/18/001</b> <b>11.01.2018</b>	<b>Mr David Voss</b> <b>78 West Street</b> <b>Minehead</b> <b>TA24 5HR</b>	<b>Prior approval for proposed change of use from retail shop (Use Class A1) to dwelling house (Use Class C3) – 26 Alcombe Road, Minehead TA24 6AZ</b>	The Committee can see no material planning reason to refuse this application, but the Committee is concerned about the size of the floor space (31 sq m) as 50 sq m is the desirable recommended size for single occupancy  <b>PROPOSED: Cllr R Thomas</b>  <b>SECONDED: Cllr A Parbrook</b>	<b>06.02.2018</b>	<b>Granted</b> <b>12.02.18</b>
<b>3/21/18/001</b> <b>18.01.2018</b>	<b>Mr Littlewood</b> <b>Price Western Leather Co Ltd</b> <b>Ponsford Road</b> <b>Minehead</b> <b>TA24 5DX</b>	<b>Outline application with all matters reserved, except for means of access, for the replacement of buildings with the erection of 8 no dwellings</b>	The Committee recommend approval in principle but have concerns about the ‘unclassified’ road, ie insurance, refuse collection, etc	<b>06.02.2018</b>	
<b>3/21/18/003</b> <b>18.01.2018</b>	<b>Mrs Clarke</b> <b>The Old Rectory</b> <b>Selworthy</b> <b>Minehead</b> <b>TA24 8TW</b>	<b>Demolition of buildings and erection of 3 No three bedroom dwellings with associated works – Manda Clarke School of Dancing, 36 Irnham Road, Minehead TA24 5DW</b>	The Committee can see no material planning reason to refuse this application  <b>PROPOSED: Cllr A Parbrook</b>  <b>SECONDED: Cllr M Smith</b>	<b>06.02.2018</b>	<b>Granted</b> <b>20.03.18</b>
<b>3/21/18/006</b> <b>26.01.2018</b>	<b>Mr F Heywood</b> <b>60 Bampton Street</b> <b>Minehead</b> <b>TA24 5TU</b>	<b>Erection of a single storey extension to the rear elevation</b>	The Committee can see no material planning reason to refuse this application  <b>PROPOSED: Cllr M Smith</b>  <b>SECONDED: Cllr L Smith.</b>	<b>06.02.2018</b>	<b>Granted</b> <b>21.03.18</b>

B. Planning (Control of Advertisements) (England) Regulations 2007

Date/ Reference	Applicant	Details of Development	Town Council Comments	Date WSC Notified of MTC Decision	WSC Decision
--------------------	-----------	------------------------	-----------------------	-----------------------------------------	-----------------

None

C. Planning (Listed Buildings and Conservation Areas) Act, 1990

Date/ Reference	Applicant	Details of Development	Town Council Comments	Date WSC Notified of MTC Decision	WSC Decision
--------------------	-----------	------------------------	-----------------------	-----------------------------------------	-----------------

CA/21/17/012 03.01.2018	Mr Brooklehurst Cartref Weirfield Road Minehead TA24 5QF	Notification to fell one Cedar tree within North Hill Conservation Area	Recommend refusal – suggest tree survey needed and further information before removal, eg tree report	06.02.2018	Raise no objection 01.02.18
----------------------------	----------------------------------------------------------------------	-------------------------------------------------------------------------	-------------------------------------------------------------------------------------------------------	------------	--------------------------------

D. Town and Country Planning Act 1990 (As Amended) Trees Regulations 1969 and 1999

Date/ Reference	Applicant	Details of Development	Town Council Comments	Date WSC Notified of MTC Decision	WSC Decision
--------------------	-----------	------------------------	-----------------------	-----------------------------------------	-----------------

None