

WELLS CITY COUNCIL

During the Coronavirus lockdown the Planning Committee continue to consider planning applications online.

The following planning applications have been considered at the Planning Committee meeting held on **2nd July 2020** via Zoom.

PRESENT ON ZOOM: Cllrs: L Agabani, N Kennedy, J Osman (Mayor), J Rust, C Wride (Vice-Chairman), S Briton

IN ATTENDANCE ON ZOOM: Town Clerk: S Luck
WCC Cllrs: J Browne, R Humphries and J Linsdell
WCC Staff: A Westwood, S Bristow
MDC Cllr L Rogers
1 member of the public

Cllr Wride took the Chair in the absence of Cllr l'Anson

1 APOLOGIES FOR ABSENCE

Cllrs: A l'Anson (Chairman), C Rees

2 DECLARATIONS OF INTEREST

To receive Councillors' Declarations of Interest, made under the Council's Code of Conduct adopted 26th July 2012.

Cllr Agabani declared a Pecuniary interest in item 5.6 as he owns the property/business.

3 MINUTES OF THE PREVIOUS MEETING

To approve and sign the minutes of the meeting held remotely on 18th June 2020.

The above minutes were approved by 2 committee members only and will be signed by the Chairman in due course. It will be noted that the following councillors abstained from giving approval: Cllrs Rust and Wride as they felt unhappy with the process of the meeting.

Cllrs Kennedy and Osman were not present on 18th June, therefore abstained for this reason.

4 MEETING OPEN TO THE PUBLIC

No-one wishing to speak.

5 PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION

5.1 2020/1074/HSE - This had already been Withdrawn

Remove existing rear garden timber patio. Erect new timber framed veranda structure along full length of rear garden elevation with associated raised patio.

Location: The Garden House Little Entry Wells BA5 2TP

RECOMMEND: N/A Application Withdrawn.

5.2 2020/1077/HSE and 2020/1078/LBC

Replacement rear extension and retrospective application for first floor strengthening.

Location: 22 Union Street Wells BA5 2PU

RECOMMEND: Approval (although retrospective as the work is already done).

Members requested a letter be sent to MDC about the amount of retrospective applications being received and the applicants should be notified this is not acceptable.

5.3 2020/1137/HSE and 2020/1138/LBC

Proposed installation of glass balustrade and door to the northern boundary wall, proposed new landscaping to front and rear gardens.

Location: Avenue House 64 High Street Wells BA5 2AJ

RECOMMEND: Approval

- 5.4** 2020/1013/HSE
Replacement of 2no. front elevation hardwood sash windows single glazed with hardwood sash windows double glazed.
Location: 17 Tor Street Wells Somerset BA5 2US
RECOMMEND: Approval
- 5.5** 2020/1154/FUL
Replace existing garage and utility room with single storey side extension, front elevation extended, and loft conversion with Velux windows fitted.
Location: 8 Colles Close Wells BA5 3JY
RECOMMEND: Approval, the committee requested that a permeable surface be laid instead of tarmac.
- 5.6** 2020/1155/ADV
Fixed sign over front entrance.
Location: 12 Market Place Wells BA5 2RB
RECOMMEND: No comment as this application applies to a committee member - Decision to be directly with MDC.
- 5.7** 2020/1170/HSE
Erection of single storey rear extension and first floor side extension.
Location: 15 Fairways Wells BA5 2DF
RECOMMEND: Approval
- 5.8** 2020/1171/HSE
Erection of side and rear single storey extension and outbuilding.
Location: 48 Portway Wells BA5 2BN
RECOMMEND: Approval
- TREES:**
- 5.9** 2020/1161/TCA
T1 and T2 x Silver Birches, to be reduced in height by 3m, and in width by 1m.
Location: Mansards 20 South Street Wells Somerset BA5 1SJ
RECOMMEND: Approval
- 5.10** 2019/3001/TCA
T1 - Sycamore- lift overhanging branches. Fell-T2 T3 self-seeded Silver Birch.
Tesco Supermarket Tucker Street Wells BA5 2DZ
RECOMMEND: Approval
- 6** **TO RECEIVE NOTIFICATIONS AND DECISIONS FROM MENDIP DISTRICT COUNCIL**
Noted.
- 7** **DELEGATED RESPONSIBILITIES**
To delegate authority to the Town Clerk in consultation with the Chairman and Vice-Chairman, to decide any urgent matters arising before the next meeting.
- 8** **ANY OTHER MATTERS OF URGENT REPORT**
The Town Clerk will provide written instructions on the process of declarations and how the Planning meetings will be structured, these will be sent to all members.
- 9** **DATE OF NEXT MEETING: 7pm, Thursday 16th July 2020**