

WELLS CITY COUNCIL

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON THURSDAY 4TH FEBRUARY 2021 AT 7:00PM VIA ZOOM

PRESENT ON ZOOM: Cllrs: R Humphreys, A l'Anson (Chair),
Cllr O Hartley (Deputy Mayor), J Rust (Vice-chair),
P Welch (Mayor)

IN ATTENDANCE ON ZOOM: Town Clerk S Luck
WCC Staff: S Bristow, A Westwood
SCC Cllr T Munt
No members of public

Non Attendance: Cllrs: L Agabani, N Kennedy

21/12P APOLOGIES FOR ABSENCE
Cllr J Browne

21/13P DECLARATIONS OF INTEREST

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

- i. Agenda item 5.2 - 2021/0154/HSE
Cllr O Hartley declared a Personal interest as he is a friend of the applicant
- ii. Agenda item 5.3 - 2020/2561/HSE
Cllr P Welch declared a Personal interest as he is a friend of the applicant
Cllr A l'Anson declared a Personal and Prejudicial interest being the applicant.

21/14P MINUTES OF THE PREVIOUS MEETING

To approve and sign the minutes of the meeting held remotely on 21st January 2021. Minutes of the previous meeting were proposed, seconded, approved and will be signed as a correct record in due course.

21/15P MEETING OPEN TO THE PUBLIC
None present.

21/16P PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION

1 2021/0149/HSE
Erection of single storey side extension and second storey extension above garage.
Location: 39 Lethbridge Road Wells Somerset BA5 2FW
RECOMMEND: Approval

2 2021/0154/HSE
Erection of hardstanding, retaining wall and dropped kerb to the front.
Location: 90 Burcott Road Wells Somerset BA5 2EQ
RECOMMEND: Refusal on the following grounds:
The proposal would result in removal of part of a stone wall which is an important feature of this row of 4 houses. Accordingly, the proposal fails to appreciate the built environment of the locality recognising that, amongst other elements, boundary walls generate a distinct sense of place and local identity. Hence the proposal fails to comply with policy DP1 of the Local Plan.
Furthermore, the breach in the wall would fail to demonstrate that the proposed layout would be appropriate to the local context and would result in non-compliance with policy DP7 of the Local Plan.

- 3** 2020/2561/HSE
Replacement front door.
Location: 64 Southover Wells Somerset BA5 1UH
RECOMMEND: Approval
- 21/17P TO RECEIVE NOTIFICATIONS AND DECISIONS FROM MENDIP DISTRICT COUNCIL**
Cllr Munt pointed out that an Appeal has been submitted on application 2020/1281/ADV
Erection of signage including 14 illuminated and non-illuminated signs.
Location: Wm Morrisons Supermarkets Plc East Somerset Way Wells BA5 1SQ
DECISION: Split Decision
This item will be put on the next Planning agenda for further discussion.
All other MDC decisions were noted.
- 21/18P PLANNING TRAINING**
Somerset Association of Local Councils have agreed to deliver by Zoom, training in
Planning on Monday 22nd March from 6 to 8 pm.
Members put their names forward for training and Cllr Munt also requested to be included.
- 21/19P 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.
- 21/20P ANY OTHER MATTERS OF URGENT REPORT**
None.
- 21/21P DATE OF NEXT MEETING: 7:00 pm, Thursday 18th February 2021**