



## WELLS CITY COUNCIL

**NOTICE IS HEREBY GIVEN THAT A MEETING OF THE PLANNING & ENVIRONMENT COMMITTEE, WHICH COMMITTEE MEMBERS ARE SUMMONED TO ATTEND, WILL BE HELD IN WELLS TOWN HALL ON THURSDAY 15<sup>TH</sup> JUNE 2023 AT 7.00pm**

*Please note this meeting will be recorded for the purpose of minute-taking.*

Steve Luck  
Town Clerk/RFO

8<sup>th</sup> June 2023

Town Hall, Market Place,  
Wells, BA5 2RB  
01749 673091  
e-mail: townclerk@wells.gov.uk

Committee Members:

Cllrs: L Agabani, S Cursley, D Denis,  
G Folkard, D Orrett, S Powell, G Robbins,  
I Von Mensenkampff

### **AGENDA**

Wells City Council has declared a climate emergency. Each agenda item must consider the impact on any policy and decision.

- 1 APOLOGIES FOR ABSENCE FROM COMMITTEE MEMBERS**
- 2 APPOINTMENTS:**
  - i. To appoint the Planning & Environment Committee Chair
  - ii. To appoint The Planning & Environment Committee Vice-chair
  - iii. To agree the continuation of A l'Anson as Chair of the Wells Neighbourhood Plan Steering Group
- 3 DECLARATIONS OF INTEREST**

To receive Councillors' Declarations of Interest, made under the Council's Code of Conduct adopted 12<sup>th</sup> May 2022.
- 4 MINUTES OF THE PREVIOUS PLANNING & ENVIRONMENT COMMITTEE MEETING ON 18<sup>TH</sup> MAY 2023**
- 5 MEETING OPEN TO THE PUBLIC**

Public speaking time is normally restricted to 15 minutes in total, at the discretion of the Chair
- 6 DEVELOPMENT MANAGEMENT GUIDANCE FOR PARISH, TOWN AND CITY COUNCILS (attached by email)**

To acknowledge the response requirements of the Parish Council as Consultee.

## **7 PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION**

All planning applications can be viewed in detail on <https://www.somerset.gov.uk/planning-buildings-and-land/> Members of the Public are welcome to express their views at the Parish Council Planning Committee as well as direct to Somerset Council. Click on planning application reference numbers to link to Somerset website for further details or comments.

### **7.1 [2023/0888/HSE](#)**

Demolish existing conservatory and erect single storey rear extension and front porch extension  
53 Welsford Avenue Wells Somerset BA5 2HX

### **7.2 [2023/0913/LBC](#) and [2023/0912/HSE](#)**

Internal alterations for en-suite bathroom including new window  
14 Tucker Street Wells Somerset BA5 2DZ

### **7.3 [2023/0869/CLE](#)**

Internal building work and replacement roof to the existing building at the rear of the property  
9 Wheeler Grove Wells Somerset BA5 2GB

### **7.4 [2023/0873/HSE](#)**

Demolition of existing structure & construction of new extension  
33 North Road Wells Somerset BA5 2TL

## **TREES**

### **7.5 [2023/0534/TPO](#)**

M1074.

T4 - Cooper Beech - Selective reduction of lateral branches up to 3m with pruning wounds no greater than 75mm. Crown lift over car park and adjacent road to give 4m clearance from ground level, max diameter pruning wounds 100mm.

A2 - Mixed Species trees - crown lift main road side to 5.2m from road ground level, 1m clearance from service yard wall, 2m clearance from store building.

Tesco Supermarket Tucker Street Wells Somerset BA5 2DZ

## **8 ADVERTISING BOARDS AND SIGNAGE**

For discussion

## **9 WELLS NEIGHBOURHOOD PLAN**

To receive an update

## **10 DELEGATED RESPONSIBILITIES**

To delegate authority to the Town Clerk in consultation with the Chair and Vice-Chair, to decide any urgent matters arising before the next meeting.

## **11 ANY OTHER MATTERS OF URGENT REPORT**

## **12 DATE OF NEXT MEETING: 7pm, Thursday 20<sup>th</sup> July 2023**

## **TO EXCLUDE THE PRESS AND PUBLIC**

Due to the confidential nature of the business to be discussed, relating to individuals, it will be proposed by the Chair that a resolution be passed under the provisions of the Public Bodies (Admission to Meetings) Act 1960 as amended, excluding the press, public and all non-committee members.