

WELLS CITY COUNCIL

MINUTES OF THE MEETING OF THE PLANNING & ENVIRONMENT COMMITTEE HELD ON THURSDAY 14th OCTOBER 2021 AT 6:00PM

PRESENT: Cllrs: L Agabani, S Powell, T Robbins, J Rust (Vice-Chair)

IN ATTENDANCE: Town Clerk: S Luck
Town Clerk's Assistant: C Woodland
WCC Cllr: A Bayley
WCC Staff: S Glendinning/A Westwood
0 members of the public

21/01PE APOLOGIES FOR ABSENCE FROM COMMITTEE MEMBERS:

Cllrs: J Browne, A l'Anson (Chair), N Kennedy, P Welch (Mayor)

21/02PE DECLARATIONS OF INTEREST

None declared.

21/03PE MINUTES OF THE PREVIOUS MEETING

To approve and sign the minutes of the meeting held on 16th Sept 2021

Members agreed the Vice-chair (in the absence of the Chair) can sign the minutes as a true record.

21/04PE MEETING OPEN TO THE PUBLIC

None present

21/05PE PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION

1 2021/2004/HSE

Erection of conservatory to rear elevation.
38 Milton Lane Wells Somerset BA5 2QS

RECOMMEND: Approval

2 2021/2009/HSE

Installation of solar panels to roof at rear.
2 Teulon Court St Thomas Street Wells Somerset BA5 2UP

RECOMMEND: Approval

3 2021/2066/HSE

Erection of rear extension and internal alterations.
35 Mount Pleasant Avenue Wells Somerset BA5 2JG

RECOMMEND: Approval

4 2021/1959/HSE

Conversion of garage to kitchen and bedroom.
33 Kings Castle Road Wells Somerset BA5 3LT

RECOMMEND: Approval

5 2021/2158/HSE

Erection of a two storey side, single storey rear extensions and a porch.
22 Hooper Avenue Wells Somerset BA5 3NA

RECOMMEND: Approval

6 2021/2068/LBC

Installation of replacement window, replacement roof covering to front elevation and installation of solar panels.

81 High Street Wells Somerset BA5 2AQ

RECOMMEND: Approval

7 2021/1797/HSE
Demolition of porch, erection of side extension, addition of roof top balcony, replacement of windows and installation of roof lights (Revised plans rec'd 01.10.2021).
2 Lovers Walk Wells Somerset BA5 2QL
RECOMMEND: WCC request to defer for a site visit.

8 2020/1661/FUL
Demolition of existing buildings and erection of Class A1 retail store, car park and external areas, access and associated works.
Travis Perkins Trading Co Limited Strawberry Way South Wells
RECOMMEND: WCC request to defer and wish to note the following:
Subject to:

- **Incorporation of a pedestrian crossing on Priory Road**
- **Measures to safeguard residents from undue nuisance during construction**
- **Strong support for Bo Walsh's 'holding objection' in terms of a lost opportunity for the creation of a bespoke environmentally bio-diverse urban landscape which complements the local area and not just the store.**

TREES:

9 2021/2209/TCA
T1 - Cherry - Reduce leading stems by 3m.
T2 - Eucalyptus - 40% reduction to appropriate unions.
7 Bath Road Wells Somerset BA5 3HP
RECOMMEND: Approval

21/06PE 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.

21/07PE ANY OTHER MATTERS OF URGENT REPORT

Cllr Rust presented the Wells Neighbourhood Plan summary in the absence of The Chair, Cllr l'Anson. This report will be presented to Full Council on Thurs 21st Oct. All those present supported and approved the summary.

21/08PE DATE OF NEXT MEETING: 6:00pm, 28th October 2021

Minutes signed by The Chair: Date: