

WELLS CITY COUNCIL

MINUTES OF THE MEETING OF THE PLANNING AND ENVIRONMENT COMMITTEE HELD IN THE INDICTMENT ROOM, WELLS TOWN HALL, ON THURSDAY 18TH DECEMBER 2014 at 6.00PM

PRESENT: Cllrs: D Anderson (Chairman); M Brandon; T Butt Philip; A Gibson; N Kennedy; J Parkes (Vice-Chairman); G Wilson (Deputy Mayor).

IN ATTENDANCE: Town Clerk: F White. 2 members of the public

14/218P APOLOGIES FOR ABSENCE

C Briton (The Mayor)

14/219P DECLARATIONS OF INTERESTS

Cllrs Brandon, Gibson, Parkes, each declared a personal and prejudicial interest as members of Wells Conservative Association, in application 2014/2399.

14/220P MINUTES OF THE MEETING HELD ON 4TH DECEMBER 2014

Minutes of the previous meeting were proposed, seconded, approved and signed.

14/221P MEETING OPEN TO THE PUBLIC

Agreed the public would speak as items arose.

14/222P PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION:

1 2014/2399/FUL

Erection of one storey dwelling with associated landscaping and parking
Wells Conservative Association 7 Prioory Road Wells Somerset BA5 1SR
Cllrs Brandon, Gibson, Parkes left the room.

RECOMMEND APPROVAL

Cllrs Brandon, Gibson, Parkes returned.

2 2014/2312/FUL

Demolition of existing bungalow and the construction o 2 no. Dwellings [Resub
2014/1746/FUL previously withdrawn]
7 Woodacre Wells Somerset BA5 2TE

A member of the public spoke explaining objections to this application. The committee heard that the excessively high fence has already been built.

RECOMMEND REFUSAL

There has been no change.

The Committee objects most strongly to this application.

Reasons as before:

- i. Adverse impact of overlooking due to clear glazing. The obscured glazing of the previous approval should be upheld.**
- ii. Adverse impact of fencing due to excessive height. The height should be controlled from the neighbour's ground level at the boundary.**
- iii. Excessive height and bulk of the new garages.**

3 2014/2501/FUL
6 new classrooms in a new two-storey block with link corridors and a new staircase.
The Blue School Milton Lane Wells Somerset BA5 2NR
RECOMMEND APPROVAL

TREES

4 2014/2387/TPO
Proposed pruning of a Yew tree subject to Tree Preservation order M1063
3 Mountery Close Wells Somerset BA5 2QW
No information available. Please supply site plan and details so that an informed response can be made.

5 2014/1960/TPO
Lime [T1] fell to ground level, grind stump; Lime [T2], fell to ground level, grind stump.
Priory Road Wells BA5 1SZ
RECOMMEND APPROVAL

14/223P TO RECEIVE NOTIFICATION OF DECISIONS FROM MENDIP DISTRICT COUNCIL:
Noted.

14/224P 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: Resolved.

14/225P MATTERS OF URGENT REPORT
I. New shop sign in Sadler Street inappropriate in the Conservation Area.
II. Query regarding the process and information supplied to the public when making planning applications.

14/226P DATE OF NEXT MEETING: 7.00pm on Thursday 8th January 2015