

WELLS CITY COUNCIL
MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD IN THE COUNCIL CHAMBER, WELLS TOWN HALL, ON THURSDAY 17th NOVEMBER 2016 AT 7.00PM

PRESENT: Cllrs: M Brandon (Vice-Chairman); C Briton;
N Kennedy (Chairman); D Swain; C Wride.

IN ATTENDANCE: Town Clerk: F White
Cllrs: R MacKenzie; J Osman; D Unwin
13 members of the public

16/212P APOLOGIES FOR ABSENCE

Cllrs: A Gibson (The Mayor); J North (Deputy Mayor); G Wilson

16/213P DECLARATIONS OF INTERESTS

All members declared a personal and prejudicial interest in application 2016/2632, the applicant being a member of the Council. It was agreed that it would not be appropriate for the City Council to comment on this application.

16/214P MINUTES OF THE MEETING HELD ON 3RD NOVEMBER 2016

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

16/215P MEETING OPEN TO THE PUBLIC

Application 2016/2636

County Councillor Osman summarised the planning history and stated his objections to this application.

Members of the public spoke in objection to the application.

16/216P PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION:

(It was agreed to vary the order on the agenda.)

1 2016/2636/FUL

The installation of a 15m replica telegraph pole, 2no. microwave dishes, 2no. equipment cabinets, along with ancillary works

Land at Bath Road Wells

RECOMMEND REFUSAL

REASONS:

- i. Concerns for highway safety:
 - visual obstruction when exiting properties
 - visual distraction
 - visual obstruction of other highway signage
- ii. Inappropriate development:
 - not appropriate in a residential setting
 - not acceptable in a Conservation Area
 - unacceptable visual impact on the Conservation Area
- iii. Impact on living conditions of residents:
 - Possible health hazards
 - The impact of the fear of health hazards

2 2016/2631/HSE

Proposed change of use of garage to annex at 22 Milton Lane, Wells
22 Milton Lane Wells BA5 2QS

RECOMMEND APPROVAL

- 3** 2016/2632/HSE
Extension and refurbishment at 22 Milton Lane, Wells
22 Milton Lane Wells BA5 2QS
RECOMMEND APPROVAL
- 4** 2016/2634/HSE
Single storey side extension
12 St Cuthbert Avenue Wells BA5 2JN
Not appropriate to comment
- 5** 2016/2721/FUL and 2016/2722/DUB
Single storey dwelling and demolition of derelict out buildings
9 St Johns Street Wells BA5 1SW
RECOMMEND APPROVAL

16/217/P TO RECEIVE NOTIFICATION OF DECISIONS FROM MENDIP DISTRICT COUNCIL:

Noted.

16/218/P 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

16/219P ANY OTHER MATTERS OF URGENT REPORT

The Chairman reported he is in need of a break; Cllr Brandon does not wish to Chair the meetings on a regular basis.
It was proposed, seconded and agreed that Cllr Wride will act as Chairman for the next few months; Cllr Kennedy will act as deputy.

16/220P DATE OF NEXT MEETING: 7.00pm, Thursday 1st December 2016