

WELLS CITY COUNCIL

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD IN THE COUNCIL CHAMBER, WELLS TOWN HALL, ON THURSDAY 30TH JULY 2015 AT 7.00PM

PRESENT: Cllrs: D Baker(Vice-Chairman); M Brandon; C Briton; C Cox; A Gibson (Deputy Mayor); N Kennedy(Chairman); C Wride

IN ATTENDANCE: Town Clerk: F White
14 members of the public

15/124P APOLOGIES FOR ABSENCE
Cllr. G Wilson (Mayor)

15/125P DECLARATIONS OF INTERESTS
None declared. See

15/126P MINUTES OF THE MEETING HELD ON 16th JULY 2015
Minutes of the previous meeting were proposed, seconded, approved and signed.

15/127P MEETING OPEN TO THE PUBLIC
It was agreed to vary the order on the agenda, and that members of the public would speak as items arose.

SOMERSET COUNTY COUNCIL: RESIDENTS PARKING AMENDMENT ORDER 2015

ST CUTHBERT STREET, PRIEST ROW AND PORTWAY, WELLS
Representatives of local businesses spoke objecting to the proposals.
The Committee were in support of points put by the traders:

- i. St Cuthbert St and Priest Row are part of the city centre shopping area; this is a mixed residential and trading area, not purely residential
- ii. The Council is concerned that the proposal would reduce parking for visitors to business premises affecting trade throughout the lower end of the town
- iii. There is a need to encourage small businesses and enable them to survive. The area indicated should remain restricted, not exposed to residents permitted parking.
- iv. The proposal does not appear to have considered the needs of the church

Wells City Council does not support the proposal

The Council requests that the blue parking restriction notices illicitly removed from outside the church some time ago, be replaced as a matter of urgency.

15/128P PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION:

- 1** 2015/1428/OTS Outline planning application
Residential development (of up to 145 units), access, parking, landscaping, public open space and associated infrastructure
Land south of Elm Close Wells Somerset BA5 1LZ
RECOMMEND REFUSAL
Reasons:
- i. **The City Council is in support of the views of St Cuthbert Out parish Council.**
 - ii. **The City Council retains its reasons for refusal given last time the application was submitted.**
 - iii. **If any development were to be permitted on this land at any time in the future, the Council would insist that a Section 106 condition must be included so as to secure sufficient extension area for the Wells and St Cuthbert Out burial provision.**

- 2** 2015/1556/HSE
Proposed parking bay and crossover at 44 Bekynton Avenue Wells (Re-submission)
44 Bekynton Avenue Wells Somerset BA5 3NG
RECOMMEND APPROVAL

- 3** 2015/1158/HSE
Proposed conversion of existing garage, and first floor side extension above garage to provide carer's accommodation (amended plans received 20/07/2015).
9 Bishopslea Close Wells Somerset BA5 1TG
RECOMMEND APPROVAL
Comment: There should be a condition that the accommodation should remain as an extension and should not be permitted to become a separate dwelling.

15/129P TO RECEIVE NOTIFICATION OF DECISIONS FROM MENDIP DISTRICT COUNCIL
NOTED

15/130P 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

15/131P ANY OTHER MATTERS OF URGENT REPORT

- i. Wall at Westfield Rd
- ii. Planning application 2015/0748/LBC and amended, Richie House – query at full Council meeting

15/132P DATE OF NEXT MEETING: Thursday 13TH AUGUST 2015 at 6.00pm