

WELLS CITY COUNCIL

MINUTES OF THE MEETING OF THE PLANNING ADVISORY COMMITTEE HELD UNDER DELEGATED AUTHORITY ON THURSDAY 27TH AUGUST 2025 AT 09:00AM AT WELLS TOWN HALL

MEMBERS PRESENT: Cllrs: S Powell (Chair), Cllr I Von Mensemkapff

IN ATTENDANCE: Town Clerk: H Wilkins

25/43/P	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 Advisory Committee as well as direct to Somerset Council. Click on planning application reference numbers to link to Somerset website for further details or comments.
1	2025/1456/HSE Replacement of existing wooden/glass garage doors with new door with white frame & white upvc trim. Location: 10 Portway Wells Somerset BA5 2BE Decision required by 3rd September. To be discussed under delegated authority Recommendation: Support Material considerations: Design and appearance
2	2025/1473/HSE Garage conversion, new back extension with new patio area, new canopy over front door, alteration to existing front door and replacement of garage door with new fixed door with integrated windows. Location: 60 Southover Wells Somerset BA5 1UH Decision required by 4th September. To be discussed under delegated authority Recommendation: Support Material considerations: Design and appearance
3	2025/1494/VRC Removal of condition 2 (Occupation of the dwelling limited to a person working in agriculture or forestry) relating to planning permission 105034/004 for (Erection of agricultural workers dwelling). Location: Meadow Way Silver Street Wells Somerset BA5 1UN Decision required by 8th September. To be discussed under delegated authority Recommendation: Refusal – There has been no recent marketing of the property in the last 12 months to determine required need. Remarketing should be completed in advance of the change of use request.

25/44/P DATE OF NEXT MEETING: 7pm, Thursday 18th September 2025