

WELLS CITY COUNCIL
MINUTES OF THE MEETING OF THE PLANNING AND ENVIRONMENT COMMITTEE HELD IN THE
COUNCIL CHAMBER, WELLS TOWN HALL, ON THURSDAY 17th APRIL 2014 at 7.00PM.

PRESENT: Cllr T Butt Philip (The Mayor); C Briton (Deputy Mayor); D Anderson (Chairman);
J Parkes (Vice-Chairman); A Gibson; N Kennedy; T Robbins

IN ATTENDANCE: Town Clerk: F White
RFO S Luck
1 member of the public

14/62P APOLOGIES FOR ABSENCE
Cllr Brandon

14/63P DECLARATIONS OF INTERESTS None.

14/64P MINUTES OF THE MEETING HELD ON 3rd April 2014
Minutes of the previous meeting were proposed, seconded, approved and signed.
Ref. 14/60P2; no apparent improvement to the hedge overgrowing the East Somerset Way
between Wells and Dinder.

14/65P MEETING OPEN TO THE PUBLIC
It was agreed the applicant's representative would speak at 14/66P2

14/66P PLANNING APPLICATIONS RECEIVED FOR CONSIDERATION
1 2014/0467/LBC
Erection of studwork partitions to form an office within the existing library.
The Old Deanery, Cathedral Green, Wells, Somerset BA5 2UG
RECOMMEND APPROVAL

2 2014/0027/FUL
Conversion of 10 and 12 Glastonbury Road, including new dormer to north-west elevation,
to a House in Multiple Occupation comprising 11 units.
10-12 Glastonbury Road, Wells, Somerset BA5 1TH

RECOMMEND REFUSAL

REASONS:

- i. **Over-development of the site**
- ii. **The development would generate parking problems on the highway**
- iii. **Lack of appropriate bin storage facilities**

COMMENT:

**The committee is not opposed to re-development into multiple occupancy but
considers that 11 is too many units for the space available**

2014/0505/HSE
Storm porch to front entrance, conservatory to side, re-location of side boundary wall to
create larger rear and addition of extra parking space with dropped kerbs to access.
24 Kings Road, Wells, Somerset BA5 3LU
RECOMMEND APPROVAL

- 14/67P TREES:**
2014/0428/TCA
T276 Spruce & T303 Thuja – fell both because T276 is pushing wall and in terminal decline & T303 is lifting cobbles and threat to building foundations. Replanting program on site is on-going.
Wells Cathedral School, School Office, 15 The Liberty, Wells, Somerset BA5 2ST
RECOMMEND APPROVAL
- 14/68P PERMISSIONS AND REFUSALS DETERMINED BY MENDIP DISTRICT COUNCIL**
Noted
- 14/69P 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**
- 14/70P ANY OTHER MATTERS OF REPORT**
1. It was agreed to request Mendip District Council to include the City Council in consultations on the proposed development at Elm Close, in St Cuthbert Out, just outside the city boundary, as the city would be affected by the development.
- 14/71P DATE OF NEXT MEETING**
The next meeting will be at 7.00pm on **Thursday 1st May 2014.**