

MINUTES OF THE WELLINGTON TOWN COUNCIL PLANNING MEETING HELD AT UNITED REFORMED CHURCH HALL ON MONDAY 3 JUNE 2024 AT 6.30 PM

PRESENT: Councillor J Lloyd (Chairman)
Councillors A Govier, C Govier, M McGuffie, S Pringle-Kosikowsky and J Thorne.

IN ATTENDANCE: David Farrow (Town Clerk)
Alice Kendall (Deputy Clerk)
One member of the press

61 TO ELECT A CHAIRMAN FOR THE FORTHCOMING YEAR
RESOLVED to appoint Councillor J Lloyd as Chairman.

62 TO ELECT A VICE CHAIRMAN FOR THE FORTHCOMING YEAR
RESOLVED to appoint Councillor A Govier as Vice Chairman.

63 APOLOGIES
Apologies were received from Councillor C Booth.

64 DECLARATIONS OF INTEREST
Councillor Thorne declared a prejudicial interest in application 43/24/0035/CG as an employee of the applicant.

65 PUBLIC PARTICIPATION
No members of the public were present.

66 MINUTES
RESOLVED to confirm and sign the minutes of the Planning meeting held 1 May 2024.

67 TO CONSIDER WHAT COMMENTS TO MAKE ON THE FOLLOWING APPLICATIONS THAT WILL BE DETERMINED BY SOMERSET COUNCIL

(a) Case Ref: 43/24/0034

Proposal: Erection of a two storey extension to the side and single storey garden room to the rear of 88 Mills Drive, Wellington

Having noted agreed with the comments from Highways that Mills Drive is not an adopted public highway and there appears to be a new pedestrian access and therefore the property developer should be consulted, it was **RESOLVED** to recommend that this application be approved.

(b) Case Ref: 43/24/0035/CG

Proposal: Application to determine if Prior Approval is required for a proposed change of use from commercial, business and service (Use Class E) to mixed use including 1 No. flat (Use Class C3) at 26 High Street, Wellington

Having declared a prejudicial interest, Councillor Thorne left the meeting.

RESOLVED to recommend that this application be refused. Councillors felt that much more detail was needed and therefore a full planning application.

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Councillor Thorne returned the meeting.

(c) Case Ref: 43/24/0037

Proposal: Erection of detached timber framed garage building to driveway at 12 Aspin Close, Wellington

RESOLVED to recommend that this application be refused. The proposal is out of keeping with the surrounding street scene. There is mention in the Planning Statement that the structure is temporary but the application being full planning permission would suggest that the proposal is intended to be permanent.

(d) Case Ref: 43/24/0038

Proposal: Application for approval of reserved matters following outline application 43/06/0016 for the scale, siting, design, access, external appearance and landscaping for 2 No. terraced blocks of industrial accommodation providing 16 No. units on Plot 19 Westpark 26, Chelston

RESOLVED to recommend that this application be approved.

68 SOMERSET COUNCIL - PLANNING DECISIONS FOR INFORMATION ONLY:

Application Number(s)	Proposal	Address	WTC Recommendation Or Comments	Somerset Council Decision
43/24/0019	Erection of a single storey extension, with landscaping, to the side	27 Ardwyn, Wellington	Approval	Approved
43/24/0027/T	Application to fell one pine tree and to carry out management works to two pine trees included in Taunton Deane Borough (Wellington No.5) Tree Preservation Order 1998	12 Pyles Thorne, Wellington	Support	Approved
43/24/0028	Demolition of conservatory and garage and erection of a two storey extension to the side and single storey extension to the rear with rooflights and installation of bay window to the front	25 Popes Lane, Wellington	Refusal	Approved
43/24/0003 43/24/0004/LB	Installation of an external staircase at the rear to create a separate access to the upper floors and improve the ground floor retail accommodation, description amended as per agents email of 10 April 2024	14 Fore Street, Wellington	Approval	Approved

The meeting closed at 6.45 pm

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