



**WELLINGTON TOWN COUNCIL
PLANNING COMMITTEE MEETING**

**Members of the Public and the Press are invited to attend all Council Meetings
(Public Bodies (Admission to Meetings) Act 1960)**

Dear Councillors,

You are hereby summoned to attend the following meeting:

Meeting	Planning Committee
Time	6:30 pm
Date	Monday 03 February 2025
Place	United Reformed Church Hall, Fore Street TA21 8AG

Councillors will be discussing all the items listed on the attached Agenda and minutes will be available online after the meeting.

David Farrow
Town Clerk
07983 697740
info@wellingtontowncouncil.co.uk

28 January 2025

Committee Membership: C Booth, S Fox, A Govier, C Govier, J Lloyd, M McGuffie, S Mercer, S Pringle-Kosikowsky and J Thorne

AGENDA

1. APOLOGIES

2. DECLARATION OF INTERESTS

Members to declare any interests, including Disclosable Pecuniary Interests they may have in agenda items that accord with the requirements of the Town Council's Code of Conduct and to consider any prior requests from members for Dispensations that accord with Localism Act 2011 s33(b-e) (NB this does not preclude any later declarations)

3. PUBLIC PARTICIPATION

Public Attendance: For those members of the public who wish to ask a question or make a statement a three-minute time limit applies to each speaker.

N.B Councils cannot lawfully decide items of business that is not specified in the summons/agenda (LGA1972 Sch 12, paras 10(2)(b) and Longfield Parish Council v Wright (1918) 88 LJ Ch 119

4. MINUTES

To confirm and sign the minutes of the Planning Committee meeting held 6 January 2025. A copy is attached to the agenda.

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

(a) Case Ref: 43/25/0001/T

Proposal: Notification to carry out management works to one hornbeam tree, one rowan and one maple within Wellington Conservation Area adjacent to South Street, Wellington

(b) Case Ref: 43/25/0002/T

Proposal: Application to carry out management works to 10 poplar trees included in Taunton Deane Borough (Wellington No.1) Tree Preservation Order 1993 at Wellington School, adjacent to Champford Lane and Swains Lane, Wellington (TD581)

6. TO CONSIDER WHAT COMMENTS TO MAKE ON A CHANGE OF LICENSING APPLICATION

Brazier Coffee Roasters Ltd at Unit 10 Tonedale Mill Business Park have submitted an application for a premises licence. This premises has already been licensed for the sale of alcohol (on-sales only), but is now expanding into a new adjacent premises, which requires a new licence. The new licence would then incorporate licensable activities at both Unit 8 (new building) and Unit 10 (old building) on the same licence. A plan of the premises is attached, with the relevant premises outlined in red. As per the application, their licensable activities for the premises will be supply of alcohol (both for consumption on and off the premises), live and recorded music, and screening of films; with the licensable hours for all activities as 08:00-17:00 Monday to Wednesday, 08:00 – 22:00 on Thursdays and Sundays, and 08:00 – 23:00 on Fridays and Saturdays.

7. SOMERSET COUNCIL - PLANNING DECISIONS FOR INFORMATION ONLY:

Application Number(s)	Proposal	Address	WTC Recommendation Or Comments	Somerset Council Decision
43/21/0146	Erection of 1 No. dwelling	land to the rear of Shute House, 69 South Street, Wellington	Refusal	Approved
43/24/0091/T	Application to carry out management works to one pine tree included in Taunton Deane Borough (Wellington No.2) Tree Preservation Order 1977	11 Halfyard Court, Wellington (TD124)	Approval	Split Decision
43/24/0106	Change of use of bakery and coffee shop to licensed restaurant (Class E)	2 High Street, Wellington	Approval	Approved
43/24/0112	Erection of a two storey extension to the rear of the property	33 Richards Close, Tonedale, Wellington	Approval	Approved
43/24/0079	Replacement of porch	57 Springfield Road, Wellington	Councillors commented that the plans are not clear as to how close the porch is to the highway. Should the porch be too close, Councillors were concerned that there would be safety implications for neighbours not having a clear view of oncoming traffic.	Approved
43/24/0114	Erection and operation of a micro-energy storage facility	Wellington RFC, Corams Lane, Wellington	Approval	Approved
43/24/0115	Erection of a single storey extension to the rear and porch to the front	32 Beech Hill, Wellington	Approval	Approved

43/24/0116	Erection of a single storey extension and change of duo pitched porch to mono pitch at the side	54 Proctor Road, Wellington	Approval	Approved
43/24/0117	Erection of a single storey extension to the rear and conversion of garage to habitable accommodation	12 Weavers Reach, Tonedale, Wellington	Approval	Approved
43/24/0118	Erection of a first floor extension above garage	6 Elworthy Drive, Wellington	Approval	Approved