**PLANNING**



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**PLEASE NOTE MEETING LOCATION**

12TH September, 2019

Dear Sir/Madam,

You are summoned to attend a meeting of the Planning Committee which will be held in **Room 6 The Community Centre, Leigh Road, Street** on **Tuesday 17th September, 2019** for the purpose of transacting business specified in the following agenda. The Chairman will explain the locations of the emergency exits and emergency procedures. As agreed by the Council Public Question Time will take place before the formal meeting at 6.25p.m. Members of the public can speak on any subject or planning application being considered for a maximum of 3 minutes. Objectors will be heard before supporters and only one person can speak for or against an application. The Committee meeting will commence at 6.30p.m. or as soon as Public Question Time is closed by the Chairman (not normally after 6.45 p.m.)

Yours faithfully,



L.A. Ruff, Clerk of the Council

AGENDA

1. APOLOGIES FOR ABSENCE

2. MINUTES

To receive the minutes of the meeting of the Committee held on

20th August 2019 (copies attached)

3. DECLARATIONS OF INTEREST AND DISPENSATIONS

4. PLANNING APPLICATIONS (report attached)

To: Councillors, Birch, Boyce, Diment, Leafe, Mogg and Zaky

**AGENDA ITEM 2:**

STREET PARISH COUNCIL

Meeting of Planning Committee held on 20th August, 2019 at 6:30pm

PRESENT: Councillor L Zaky – Chairman

Councillors: P Birch, A Leafe, L Mogg

APOLOGIES: Councillors R Boyce, J Diment – Work commitments –

reasons accepted

IN ATTENDANCE: Mrs. J Marshfield – Assistant Clerk.

12. MINUTES

The minutes of the meeting held on 16th July, 2019 which had been circulated, were approved as a correct record and signed by the Chairman.

13. DECLARATIONS OF INTEREST AND DISPENSATIONS

None

14. PLANNING APPLICATIONS

The Assistant Clerk submitted a report which had been circulated.

RESOLVED

2019/1552/FUL Proposed Change of use of land to residential including the

demolition of existing redundant factory building and the erection of 2no. detached dwellings with associated carport at 30 Orchard Road Street - APPROVAL

2019/1554/ADV Erection of 1No. Facia Sign and 1No. Hanging Sign at Unit 66 Clarks Village Farm Road Street - APPROVAL

2019/1802/FUL Erection of dwelling at land adjacent to 1 Housman Road, Street – REFUSAL – Proposed property too large for plot. Not in keeping with neighbourhood. Highway safety with egress and ingress to driveway. Impact on trees and landscape within the area. The Planning Committee would like the Mendip District Council Ward Councillors to follow the application and report back on the decision made.

2019/1602/FUL Proposed resurfacing of sports pitch, the formation of hard surfacing to provide field event facilities and the erection of a hammer cage at Millfield School, Sports Ground, Butleigh Road, Street - APPROVAL

2019/1851/HSE Single storey side extension and demolition of existing conservatory at 18 Smithfield Road, Street - APPROVAL

2019/1862/CLE Application for a certificate of lawful existing development for a Static Caravan (C3a) at Static Caravan Brue Farm, Hulkmoor Drove, Street - APPROVAL

2019/1831/FUL Construction of 3 sqm extension, installation of wall cladding and digital signage suite at Mcdonalds Restaurants Ltd Gravenchon Way, Street – REFUSAL – Planning Committee is unsure of what to approve with this application as they feel it is confusing and more clarity is needed.

2019/1832/ADV The installation of new digital signage. 4 No. Freestanding signs and 1 No. 15" booth screen at Mcdonalds Restaurants Ltd Gravenchon Way, Street – REFUSAL – Planning Committee is unsure of what to approve with this application as they feel it is confusing and more clarity is needed.

NOTE – 3 new unit approved – 2 since May 2019.

The meeting ended at 6:55pm.

Chairman \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

NOTES OF PUBLIC QUESTION TIME

HELD BEFORE PLANNING MEETING 20TH AUGUST, 2019

Helen Lazenbury of Clive Miller Planning and Mr Richardson of Millfield were representing the applicant for Planning Application 2019/1602/FUL. They informed the Planning Committee that they would be happy to answer any questions regarding the planning application.

A resident of 1 Houseman Road, Street objecting to Planning Application 2019/1802/FUL informed the committee that size, scale and proximity of the proposed dwelling would have a negative impact on the visual amenity and also on exposure to light to his property. The proposed dwelling would not be in keeping with surrounding area and has concerns with highway safety with the egress and ingress to the driveway.

**AGENDA ITEM: 4**

1. 2019/1831/FUL Construction of 3 sqm extension, installation of wall cladding and

digital signage suite atMcdonalds Restaurants Ltd Gravenchon Way, Street, - J Alvis – Reply 2.9.19.

2. 2019/1893/FUL Change of use of 1-3 West End from Police Station to 2no. dwellings; Change of use of 5-7 West End from local authority office to police station and associated external alterations; widening of site access and associated works at1 - 7 West End, Street forAvon and Somerset Police – N White – Reply 4.9.19.

3. 2019/1938/ADV Replacement of existing signage at Clarks Village, Unit 58 Farm Road, Street for H Dodd – J Alvis – Reply 4.9.19.

4. 2019/1954/ADV Replace the existing fascia logo with front internally-lit logo, replace

projected logo, install a window logo on the side-shopfront façade at Clarks Village, Units 32 To 33 Farm Road, Street for Mr Stephen Payne – J Alvis – Reply 6.9.19.

5 2019/1989/HSE Proposed erection of a single storey side extension at 2 Eglinton Road, Street for Mr Clark- J Alvis – Reply 10.9.19.

6. 2019/1949/FUL Proposed replacement floodlights at Millfield School Butleigh Road, Street for Mr C Richardson – L Bradshaw – Reply 11.9.19.

7. 2019/2133/TPO T1 - Mulberry (M249) - to be felled due to disease at Mulberry 7 Burleigh Lane, Street for Mr Neil Corbett – B Walsh – Reply 17.9.19.

8. 2019/2090/ADV Unit 75 Clarks Village, Farm Road, Street for Mr Andrew Olley –

J Alvis – Reply 18.9.19.

9. 2019/2135/ADV Erection of 2no projecting signs, 2x hanging oval projecting signs and 1no fascia sign at Clarks Village, Unit 57, Farm Road, Street for Mr Anthony Borrow – J Alvis – Reply 19.9.19

10. 2019/2182/HSE Single storey extension to north west elevation for disabled family

Member at 9 Glanvill Road, Street for Mrs Birch K Pritchard – Reply 24.9.19

11. 2019/1602/FUL Proposed resurfacing of sports pitch, the formation of hard surfacing

to provide field event facilities and the erection of a hammer cage at Millfield School, Sports Ground Butleigh Road, Street for Mr C Richardson – L Bradshaw – Reply 26.9.19

**APPROVALS AND REFUSALS**

2019/1464/HSE Extend garage at 43 Brooks Road Street – APPROVAL WITH CONDITIONS – SPC - REFUSAL – Over developed for size of plot.

2019/1242/HSE Proposed garage at 42 High Street – APPROVAL WITH CONDITIONS - SPC - REFUSAL – Oversized for plot.

2019/1554/ADV Erection of 1No. Facia Sign and 1No. Hanging Sign at Unit 66 Clarks Village Farm Road Street – APPROVAL WITH CONDITIONS - SPC – APPROVAL

2019/1890/NMA Application for a non-material amendment to permission 2014/1511/APP for the change of the signage to the front facade of the new building at Street Baptist Church Glaston Road, Street - application withdrawn, no further action.

2019/1862/CLE Application for a certificate of lawful existing development for a static caravan (C3a) at Brue Farm, Hulkmoor Drove, Street – REFUSE as the evidence submitted fails to demonstrate that, on the balance of probabilities, the use applied for has been established continuously for the 10 year period preceding the date of the application, to enable a certificate of lawfulness to be issued in this case.

2019/1851/HSE Single storey side extension and demolition of existing conservatory 18 Smithfield Road, Street – APPROVAL WITH CONDITIONS

2019/1747/CLP Proposed internal alterations and erection of rear flat roof dormer 16 Glanvill Road Street – REFUSE as the roof space has already been extended beyond the original under consent 111039/002 and the proposed dormer would take the additional roof space of the property above the 40 cubic metres permitted for a terraced dwelling. Thus the proposed development is not permitted development and is not lawful.