

A MEETING OF THE PLANNING ADVISORY COMMITTEE

Held on:	Tuesday 10th December 2024 at 6pm. Crispin Hall, 83 High Street, Street.
Members Summoned and Present:	Members Summoned and Present: Neil Howiantz, Andy Leafe, Terry Napper, Bruno Reina and Laura Wolfers (Vice Chair).
Absent:	Peter Goater (Chair) & Alison Horgan.
Officers Present:	Danielle Price (Assistant Clerk/ACCE)
By Invitation:	Hugh Clark, applicant, & Lauren Furnival, Senior Transport Planner, Tetra Tech.

PUBLIC PARTICIPATION

Public question time

26 residents were present in relation to the land at Brooks Farm, Brooks Road application and were able to use Public Question Time to ask questions about the proposed build in the presence of the landowner and a transport specialist. In particular, concerns about traffic and congestion were raised, as well as anxieties relating to the risks of flooding and issues relating to negative effects on the ecology and biodiversity of the area. Residents also expressed concerns of how the development would create further strain on already stretched local facilities and services such as: schools, GP surgeries, dentists and pharmacies.

The meeting began at 6:00 pm.

MINUTES

RESOLVED: To approve the minutes of the Planning Advisory Committee meeting held on 12th November 2024 as a correct record and signed by the Vice Chair. *LGA 1972, Schedule 12, paragraph 41(1).*

29. Apologies for absence

Apologies were received from councillors Peter Goater (Chair) & Alison Horgan.

30. Declarations of interests and grant of dispensations

Councillors were reminded of their duty to declare any interests in the business to be transacted.

There were no declarations made.

31. Planning Applications

Applicant & Application No(s)	Application Details	RESOLVED TO RECOMMEND
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<p>2024/2118/OUT</p>	<p>Application for Outline Planning Permission with some matters reserved for up to 160 no. dwellings with details of access.</p> <p>2024/2118/OUT Application for Outline Planning Permission with some matters reserved for up to 160 no. dwellings with details of access. Land At 347506 135184 Higher Brooks Street Somerset</p>	<p>After Q&A with the landowner and Senior Transport Planner, it was felt that more information would need to be received and further questions answered, particularly in relation to some pressing queries about access points and strain on traffic with the design for infrastructure.</p> <p>It was resolved that ACCE would request an extension to comment from Somerset East and that the applicant, developers and transport planning would share notes from the session with Halton Planning, to gain answers for the questions which could not be answered during the meeting.</p> <p>A recommendation (if made) will be deferred until January's Planning Advisory Committee meeting in order to gain sufficient time to respond to the outstanding queries.</p>
<p>2024/2038/HSE</p>	<p>Alterations to internal layout and roof.</p> <p>2024/2038/HSE Alterations to internal layout and roof. 38 Cranhill Road Street Somerset BA16 0BY</p>	<p>Approval.</p>
<p>2024/2026/HSE</p>	<p>Demolition of conservatory, erection of single storey extension to rear and side, conversion of garage to provide additional accommodation.</p> <p>2024/2026/HSE Demolition of conservatory, erection of single storey extension to rear and side, conversion of garage to provide additional accommodation. 33 Goss Drive Street Somerset BA16 0RR</p>	<p>Approval.</p>
<p>2024/1917/ADV</p>	<p>Proposal of 1x illuminated Facial Sign. 1x Bus Stop Vinyl logo.</p> <p>2024/1917/ADV Proposal of 1x illuminated Facial Sign. 1x Bus Stop Vinyl logo. Unit 31 Clarks Village Farm Road Street Somerset BA16 0BB</p>	<p>Noted. No objections.</p>

32. Assistant Clerk's Report

ACCE explained Somerset Council Validation Consultation had become live and had circulated the details to members. The item will be deferred until January's meeting so the committee have time to peruse and prepare their responses to collate during the meeting.

33. Date of Next Meeting

The next meeting of the Planning Advisory Committee will take place at:

6pm on Tuesday 14th January 2025 at Crispin Hall, 83 High Street, Street.

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There being no further business, the meeting was closed at 7:24 pm.

Signed by the Chair: _____

