



## ST CUTHBERT (OUT) PARISH COUNCIL

### COUNCIL SUMMONS: PLANNING COMMITTEE

Public Notice is hereby given that a meeting of St Cuthbert (Out) Parish Council Planning Committee, which Committee Members are summoned to attend, will be held in Coxley Memorial Hall, Coxley, on Wednesday 26<sup>th</sup> October 2016 at 7:00pm.

#### PARISH CLERK

St Cuthbert (Out) Parish Council  
c/o Monitoring Officer, Mendip District Council,  
Cannards Grave Road, Shepton Mallet, Somerset, BA4 5BT  
T: 07543 556870  
E: [clerksco@yahoo.com](mailto:clerksco@yahoo.com)  
W: [www.stcuthbertoutwellsparishcouncil.co.uk](http://www.stcuthbertoutwellsparishcouncil.co.uk)

The Chairman will begin the formal business of the Council which is open to the Public to attend; during the meeting there is an opportunity for Members of the Public to speak.

Visit the website to view all supporting papers for the Agenda below. CONFIDENTIAL papers are only sent to Elected Members and not available on line. All documents are PDF (or equivalent) and can be downloaded to a suitable device.

## A G E N D A

#### 01. APOLOGIES FOR ABSENCE AND TO CONSIDER THE REASONS GIVEN

Council to receive apologies for absence and, if appropriate, to resolve to approve the reasons given. [LGA 1972 s85\(1\)](#)

#### 02. DECLARATIONS OF INTEREST

Members to declare any interests they may have in agenda items that accord with the requirements of the [Local Authorities \(Model Code of Conduct\) Order 2007 SI No.1159](#). *(NB this does not preclude any later declarations).*

#### 03. EXCLUSION OF THE PRESS AND PUBLIC

To agree any items to be dealt with after the Public and Press has been excluded from the meeting within the requirements of the [Public Bodies \(Admission to Meetings\) Act \(as amended\) 1960](#).

#### **04. PUBLIC QUESTION TIME**

Public speaking time is normally restricted to 15 minutes in total (up to 3 minutes per speaker) at the discretion of the Chairman. The Chairman will call from those who are indicating to speak; written questions can also be received in advance of the meeting (by email, letter or phone call to the Chairman or Parish Clerk). As issues raised in public session may or may not relate to items on the agenda, no resolution for action can be taken.

#### **05. MINUTES OF ST CUTHBERT OUT PARISH COUNCIL PLANNING COMMITTEE HELD ON WEDNESDAY 5<sup>TH</sup> OCTOBER 2016**

To approve the minutes of the Planning Committee held on Wednesday 5<sup>th</sup> October 2016 (Attached).

#### **06. APPLICATIONS FOR RECOMMENDATION**

All planning applications can be viewed in detail from [www.mendip.gov.uk](http://www.mendip.gov.uk). Members of the Public are welcome to express their views at the Parish Council Planning Committee as well as direct to Mendip District Council.

<b>No. &amp; Officer</b>	<b>Detail</b>	<b>Type</b>
2016/2227 Lynsey Bradshaw	Roofing area over dung pit. Harters Hill Farm, Harters Hill, Coxley, BA5 1RD	FUL
2016/2387 Stephanie Lamb	Demolish existing porch and shed, proposed front extension. The Willows, Village Lane, West Horrington, BA5 3ED	HSE
2016/2409 Lynsey Bradshaw	Proposed detached double garage. Toli Cottage, Polsham Lane, Polsham, BA5 1RP	HSE
2016/2324  Karen Stretton	Proposed dependant relatives annexe, new roof finish and new dormer window to roof space. Mendipity, Easton Hill, Easton, BA5 1DU	HSE
2016/2563 Conrad Rodzaj	Two storey extension 2 Prospect Cottages, Lower Wellesley Road, Launcherley, BA5 1QJ	HSE
2016/2372          Daniel Foster	Application for approval of reserved matters following outline approval 2013/2445/OTS for the demolition of existing buildings and the erection of nine new dwellings with access, garages and landscaping works (access, appearance, landscaping, layout and scale to be determined).  Former nursery land adjacent to Somerleaze Farm, Wookey, BA5 1JU	REM

## 07. TO NOTE PLANNING PERMISSION APPROVED

The following applications have been considered by Mendip District Council via the Planning Application process.

The 'Dec.' column refers to the decision by Mendip District Council, which will be either 'APPROVAL' (A), 'REFUSAL' (R) or if the Application has been 'WITHDRAWN' (W). 'NA' denotes the decision is 'NOT AVAILABLE'. Items marked with an '\*', have been determined contrary to Parish Council recommendation.

No. & Officer	Detail	Dec. A/R/W NA
2016/1655 FUL  Lynsey Bradshaw	Extension of existing building by adding 4 open sided steel frame bays for storage.  Wells Reclamation Company, Main Road, Coxley, Wells BA5 1RQ <b>RECOMMENDED: APPROVAL</b>	<b>NA</b>
2016/2138 HSE  Stephanie Lamb	Part single storey and part one and a half storey residential extension.  Redmond Bottom, Easton Hill, Easton, Wells BA5 1DU <b>RECOMMENDED: APPROVAL</b>	<b>NA</b>
2016/2180 LBC  Rob Palmer	Attic conversion.  Bishops House, Moffats Drive, South Horrington Village, Wells BA5 3LA <b>RECOMMENDED: APPROVAL</b>	<b>NA</b>
16/1549 FUL  Stephanie Lamb	Construction of new private driveway and access onto the public highway.  Slab House, Bath Road, BA5 <b>RECOMMENDED: REFUSAL</b>	<b>NA</b>
16/1990 FUL Daniel Foster	Conversion and extension of agricultural barn to form a dwelling.  Barn adjoining Burcott House Farm, Burcott, BA5 1NH <b>RECOMMENDED: APPROVAL</b>	<b>NA</b>
16/2084 LBC  Kelly Pritchard	Conversion and extension of barn and stable to form a dwellinghouse.  Walcombe Farm, Walcombe Lane, BA5 3AG <b>RECOMMENDED: APPROVAL</b>	<b>NA</b>
15/3085   Kelly Pritchard	Conversion and extension of barn and stables to form a dwelling house.  Walcombe Farm, Walcombe Lane, BA5 3AG <b>RECOMMENDED: APPROVAL</b>	<b>NA</b>
16/0675 FUL Kelly Pritchard	Proposed conversion and change of use from offices to residential, providing 4 two bed maisonettes/flats.  North Lodge, Moffats Drive, South Horrington Village , BA5 3DZ	<b>NA</b>

16/1038 VRC	Application for variation of conditions 2 (drawing numbers, including in respect of landscaping, garage size/location and window/rooflight details), 3 (external facing materials), 5 (hard and soft landscape works), 6 (landscape management strategy), 7 (timetable of ecological enhancements), 9 (Construction Method Statement), 10 (schedule of natural bio based building materials), 12 (extent of domestic garden), 13 (vehicular access) and 16 (parking, garaging and manoeuvring areas) following grant of planning permission 2014/2755.	<b>NA</b>
Daniel Foster	Burcott Manor, Pennybatch Lane, Burcott, BA5 1NH <b>RECOMMENDED: APPROVAL</b>	
16/1155 FUL	Erection of a food production facility (use class B2) and associated gatehouse, pavilion, access, landscaping, swales, water treatment plant and pumping station (amended plans received 11th and 12th May 2016).	<b>NA</b>
Anna Clark	Dulcote Quarry, Dulcote Hill Lane, Dulcote, BA5 3PY	
16/1156 OTS	Application for Outline planning permission (with all matters reserved) for a food production campus (use class B2), comprising food production, dispatch, offices, cookery academy and associated infrastructure and landscaping (amended plans received 11th and 12th May 2016).	<b>NA</b>
Anna Clark	Dulcote Quarry, Dulcote Hill Lane, Dulcote, BA5 3PZ	
16/2000 HSE	Siting of a 1000 litre green plastic bunded central heating oil tank on a concrete base on our land.	<b>A</b>
	Fair View, Village Lane, West Horrington, BA5 3ED	

## 08. DATE AND VENUE OF NEXT MEETING

Wednesday 16<sup>th</sup> November 2016, Coxley Memorial Hall, Coxley at 7pm.