



# FROME TOWN COUNCIL

*making Frome a better place*



## Minutes of a meeting of Frome Town Council’s Planning Sub Committee

Date: Thursday 02 October 2014  
 Time: 6.00pm  
 Venue: Saxonvale Centre, Garsdale, Frome, BA11 1RZ

**Present:**

Councillors: Burgess, Golinski, Goldfinger, Moore,

**In attendance:**

Members of the public: 4  
 Jane Llewellyn, Planning and Development Officer  
 Allan Bennett, Planning and Regeneration Apprentice

Minute Ref	Agenda Item	Action
2014/080P	<p><b>1 PUBLIC PARTICIPATION</b></p> <p>Sue Hughes said “hurray” for the thistles being cleared on Blindhouse Lane and asked if Church Steps could also be cleared as, when the rain comes the leaves become dangerous.</p> <p>Andrew Earle asked if Frome has a Councillor on the Mendip Planning Board, the Committee was advised that Derek Tanswell is the Frome Councillor but he is boycotting his attending of meetings.</p> <p>Jean Lowe asked if a re-consultation on the Boyle Cross application would be carried out as there is some confusion over the amendments. The PDO advised to contact Patrick Moss directly.</p>	
2014/081P	<p><b>2 APOLOGIES FOR ABSENCE</b></p> <p>Apologies for absence were received from Cllrs Hooton, Bullen, Sprawson-White, Cara Honey ( Mayor for Young People) and Alex Shingler (Deputy Mayor for Young People)</p> <p><b>DECLARATION OF MEMBERS INTERESTS</b></p> <p>A declaration of interest was received from Graham Burgess – Item no 160 as he has previously given some advice on that site.</p> <p><b>MINUTES</b></p> <p>The minutes of the Planning Sub Committee meeting held on 11<sup>th</sup> September, 21<sup>st</sup> August and 31<sup>st</sup> July 2014, were approved as a true record of the meetings and signed by the Chair.</p>	
2014/082P	<p><b>3 Pre Application Presentation form Harrsion Brookes Architects was cancelled by the Architects</b></p>	
2014/083P	<p><b>4 FOR INFORMATION - MENDIP DC DECISIONS AND ENFORCEMENTS</b></p> <p>Members received for information a list of decisions and enforcements issued by Mendip District Council.</p>	



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<b>2014/084P</b>	<p><b>5 FOR DECISION – PLANNING APPLICATIONS</b></p> <p>Members considered the planning applications and made the consultation responses.</p> <p>The following applications were raised for discussion:</p> <p>ID - 159 ID - 164 ID - 172</p> <p>The remaining applications were not raised for discussion and it was recommended that the decision be left to the planning officer following consultation.</p> <p>The detailed responses are attached at appendix 1</p>	
<b>2014/085P</b>	<p><b>5 DATE OF NEXT MEETING</b></p> <p>Thursday 23<sup>rd</sup> October 2014 at 6.00pm, at the Saxonvale Centre, Garsdale, Frome, BA11 1RZ</p>	

- The Chair closed the meeting at 18:45



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MDC Reference	Address	Ward	Applicant	Description	Category	Planning Officer	Type	Planning Meeting	Resolved FTC
2014/1752 /REM	Land North Of 5 Whitewell Road Frome Somerset	Park	Mr M Reed	Reserved matters application for 1 (3 bedroom) dwelling, seeking approval for appearance, landscaping, layout and scale, following outline permission (reference 2013/1920).	DEL	Carlton Langford	Reserved Matters Application	02/10/2014	Refuse - The building has not been designed to make best use of the site, it addresses neither road and is not sympathetic of the neighbouring houses. The second floor window on the South East elevation prejudices any development of the adjacent site. All elevations should be natural stone and not render. If the application is approved then the SUDS should be conditioned in the approval. We endorse with the comments of the Civic Society.
2014/1493 /LBC	7 The Bridge Frome Somerset BA11 1AR	Market	Miss Ellen Porteous	Removal of ground floor partition wall to open out space, removal of plaster board on rear wall of	DEL	Paul Tomlinson	Listed Building Consent	02/10/2014	Decision to be left to planning officer following consultation responses



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				ground floor interior to expose stone wall, replacing current plastic door and frame at rear exit with half glazed timber door and frame, and erection of new partition wall on first floor to create small kitchenette area.					
2014/1739 /APP	2 West End Frome Somerset BA11 3AD	Market	Mr Same Lakeman	Application for approval of details reserved by condition 3 (2014/0260/HSE)	DEL	Conrad Rodzaj	Approval of Details - Cond	02/10/2014	Decision to be left to planning officer following consultation responses
2014/1625 /HSE	Fountain House Goulds Ground Frome Somerset BA11 3DW	Market	Mr + Mrs Nicholas + Emma Hardie	Removal of side gate and associated blockwork between house and garage (North corner). Repairs to ashlar stonework. Installation of double gates in	DEL	James U'Dell	Householder	02/10/2014	Decision to be left to planning officer following consultation responses



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				oak with independent gate posts also in oak.					
2014/1626 /LBC	Fountain House Goulds Ground Frome Somerset BA11 3DW	Market	Mr + Mrs Nicholas + Emma Hardie	Removal of side gate and associated blockwork between house and garage (North corner). Repairs to ashlar stonework. Installation of double gates in oak with independent gate posts also in oak.	DEL	James U'Dell	Listed Building Consent	02/10/2014	Decision to be left to planning officer following consultation responses
2014/1734 /TPO	North Hill School Stoneleigh House Fromefield Frome BA11 2AB	Market	The Priory Group	Proposed works to 2 x Beech trees and 1 x Lime tree subject to Tree Preservation Order M1165. - T31. Beech - remove major deadwood, crown lift to 5.5m, thin by 20%, remove rubbing branches	DEL	Bo Walsh	Works / Felling of TPO Trees	02/10/2014	The application doesn't specify which trees in the Management Plan would undergo works as proposed. If the proposed works involve felling then Frome Town Council requests details of the trees in the proposals upon which to make a decision.



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2014/1741 /TPO	Birch House Egford Lane Frome Somerset BA11 3HN	Oakfield	Mrs Karen Evans	Proposed works to T1. T2. T3. T4. T5. T7. T8. Ash / Oak / Birch / Hawthorn - as per submitted schedule of works - trees subject to Tree Preservation Order M384	DEL	Bo Walsh	Works / Felling of TPO Trees	02/10/2014	Decision to be left to planning officer following consultation responses
2014/1799 /LBC	4 Gentle Street Frome Somerset Ba11 1JA	Market	Mr P Spencer + Ms D Wells	Internal and external alterations including; infill opening and installation of doorway for double doors between the snug and living area, revise the opening to accommodate french doors to the rear elevation, building in existing opening with matching stonework, form	DEL	Rob Palmer	Listed Building Consent	02/10/2014	Decision to be left to planning officer following consultation responses



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2014/1820 /LBC	30 Keyford Frome Somerset BA11 1JS	Keyford	Mrs Mary Henderson	new window opening to the rear of the property from the kitchen and next door opening in lieu of window, relocate rayburn to existing opening and increase height of the arch over, reposition of boiler with flue rising over and the addition of two flues on the side elevation of the sloping roof.	DEL	Rob Palmer	Listed Building Consent	02/10/2014	Decision to be left to planning officer following consultation responses
2014/1866 /HSE	10 Churchward Drive Frome Somerset BA11 2XL	Berkley Down	Mr and Mrs D Oliver	The construction of a first floor extension to the side elevation and alterations including a garage	DEL	Conrad Rodzaj	Householder	02/10/2014	Decision to be left to planning officer following consultation responses



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conversion.

2014/1850 /HSE	71 Oakfiled Road Frome Somerset BA11 4JH	Oakfield	Mrs Tara Wilkie	Single storey rear extension	DEL	Conrad Rodzaj	Householder	02/10/2014	Decision to be left to planning officer following consultation responses
2014/1908 /HSE	119 Marston Lane Frome Somerset BA11 4DN	Park	Mr + Mrs R Spear	2 storey extension on the rear elevation with patio doors on the ground floor, extension of the utility on the ground floor with lean to roof and roof lights and the conversion of a garage to a games room. Removal of a hedge alongside Marston Close with replacement fencing and dwarf wall.	DEL	Carlton Langford	Householder	02/10/2014	Decision to be left to planning officer following consultation responses
2014/1879 /APP	3 Trinity Street Frome Somerset	Market	Tim Gibbs	Application for approval of matters reserved	DEL	Carlton Langford	Approval of Details - Cond	02/10/2014	Decision to be left to planning officer following consultation





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BA11 3DF

by condition 3, 4,  
5 of planning  
permission  
2013/0934

responses

2014/0970 /FUL	90-96 Forest Road Frome Somerset BA11 2TU	College	Mr Graham Pickering	Extension to A1 convenience retail store and smaller shop unit, reconfiguration of space to provide an additional smaller shop unit, and the creation of 4 residential flats above. With associated extension and amendments to existing car park. (Amended Plans recieved September 2014)	DEL	Oliver Marigold	Full Application	02/10/2014	Refuse - FTC fully agree with the comments provided by the Civic Society especially around the loss of trees.
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