

Planning Minutes 10 - 01 - 2019

Minutes of a meeting of Frome Town Council's Planning Advisory Group

Date: Thursday 10th January 2019

Time: 7.00pm

Venue: Frome Town Hall, Christchurch Street West, Frome BA11 1EB

Present:

Frome Town Councillors: Rich Ackroyd, Gary Collinson and Mark Dorrington

Mendip District Councillors: Des Harris

In attendance:

Members of the public: 4

Presenters: 1

Jane Llewellyn, Planning and Development Manager

Hannah Paniccia, Finance Administrator

Minute Ref	Agenda Item	Action
2018/034P	1 QUESTIONS, COMMENTS AND INFORMATION FROM THE PUBLIC None	
2018/035P	2 DECLARATION OF MEMBERS' INTERESTS AND TO AGREE THE MINUTES OF THE PREVIOUS MEETING APOLOGIES FOR ABSENCE Colin Cobb Pippa Goldfinger Sheila Gore DECLARATION OF MEMBERS INTERESTS All Councillors 782 and 785 as these are FTC applications. MINUTES Gary Collinson chaired the meeting as the Chair and Vice Chair were unable to attend. The minutes of the Planning Advisory Group meeting held on 6 December 2018 were agreed and signed by the Chair.	
2018/036P	3 TO CONSIDER THE MAJOR PLANNING APPLICATIONS RECEIVED – APPENDIX 1 ID 770 ID 773 ID 778 ID 779 ID 783 ID 784 The above applications were discussed, please see the table at the end of the minutes to see the responses for all applications.	
2018/037P	4 TO CONSIDER RESPONSES TO GOVERNMENT CONSULTATION – PLANNING REFORM: SUPPORTING THE HIGH STREET AND INCREASING THE DELIVERY OF NEW HOMES Jane mentioned various aspects of the consultation. The impact that it has on the Neighbourhood Plan Environmental health concerns may get lost in the proposed process if office space has permitted development to be changed to restaurants and take-aways. Jane suggested that there should be a percentage cut off point to ensure that the town centre has different types of businesses. A lot of what is being proposed is sensible as the eight week planning process and associated costs can put businesses off.	

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	It was agreed that Jane Llewellyn would respond to the consultation.	
2018/038P	5 DATE OF NEXT MEETING The next meeting will be at 7pm on 31 January 2019 in the Council Chamber, Frome Town Hall, Christchurch Street West, Frome BA11 1EB	

The Chair closed the meeting at 7.40pm.

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770	2018/2939/HSE	131 Rodden Road Frome Somerset BA11 2AN	Frome Berkley Down	Mr Lukasz Magierowicz	Proposed attic conversion including extending gable end and roof together with a rear dormer window, velux roof light and side gable window.	Charlie Bladon	Householder Application	Objection - This would completely unbalance the pair of houses and is out of character within the wider street scene
771	2018/2897/HSE	12 Mount Pleasant Frome BA11 5BA	Frome Keyford	Ms Flora Parkinson	Single storey front/side extension and replacement joinery and pointing.	Jayne Boldy	Householder Application	Decision to be left to planning officer following consultation responses
772	2018/2898/LBC	12 Mount Pleasant Frome BA11 5BA	Frome Keyford	Ms Flora Parkinson	Single storey front/side extension and replacement joinery and pointing.	Jayne Boldy	Listed Building Consent	Decision to be left to planning officer following consultation responses
773	2018/2936/REM	Land To The East Of Southfield Farm Rodden Frome Somerset BA11 5LB	Frome Keyford	Mr Steven Trythall	Application for approval of reserved matters following outline approval 2013/1635 for the Outline planning application with all matters reserved other than access for up to 450 dwellings (Class C3); land for a school and pre-school provision in the form a childrens nursery, green infrastructure provision to include retained vegetation, habitat creation (including new woodland planting), open space and play areas, drainage features and associated engineering, new walking/cycling/recreational routes; vehicular access via the construction of a new road off the existing supermarket access road, together with retained vehicular access to properties at Southfield Farm and associated works. Matters of appearance, landscaping, layout, scale for the NEAP to be determined.	Lorna Elstob	Reserved Matters Application	No objection to the relocation however we would want to ensure that the path to the NEAP is properly consolidated

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774	2018/2863/CLF	81 Nunney Road Frome BA11 4LF	Frome Oakfield	Dr William Cook	Application for a Certificate of Lawful Existing Development for existing driveway.	Lorna Elstob	Certificate of Use Existing	Decision to be left to planning officer following consultation responses
775	2018/2949/TPO	10 Styles Park Frome Somerset BA11 5AL	Frome Berkley Down	Mr Bath	Proposed works to a TPO tree: T1 - Yew - Reduce by 1.5-2m	Bo Walsh	Works/Felling of TPO Trees	No objection
776	2018/2912/TCA	12 Rodden Road Frome Somerset BA11 2AH	Frome College	Ms Pauline Davey	Works to a tree within a Conservation Area: T1 - Sycamore - Fell	Bo Walsh	Works/Felling Trees in a CA	No Objection
777	2018/2982/TCA	4 Fromefield Frome Somerset BA11 2HA	Frome College	Mr Richard West	Works to a Tree within a Conservation Area: T1 - Cypress - Fell.	Bo Walsh	Works/Felling Trees in a CA	No objection
778	2018/3061/TCA	17 Willow Vale Frome BA11 1BG	Frome Market	Nicholas Ives	Proposed works to trees in a conservation area:- T1-4 - Group of Willows - Fell. T5 - Willow - Fell.	Bo Walsh	Works/Felling Trees in a CA	No reason is given for the works. We would prefer to see the trees managed rather than felled

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779	2018/0219/LBC	Rook Lane Chapel Bath Street Frome BA11 1DN	Frome Market	Mr Giles Vallis	Fitment of secondary glazing units to the interior reveals of 11no. existing arched windows to the first floor of the chapel. (Amended plans received 23rd November 2018.)	Jayne Boldy	Listed Building Consent	Decision to be left to Conservation officer following consultation responses
780	2018/2967/TCA	28 Weymouth Road Frome Somerset BA11 1HH	Frome Park	Mr Phil Shirley	Proposed works to trees in a conservation area:- T1-T3 - Yew - 30% Crown Reduction. T4 - Hedge - Remove dead specimens, general trim and shape.	Bo Walsh	Works/Felling Trees in a CA	No Objection
781	2018/2798/HSE	121 Broadway Frome BA11 3HH	Frome Oakfield	Mrs L Albertyn	Replacing of existing lean-to conservatory with ground floor rear extension and minor alterations to wall adjacent to driveway.	Lorna Elstob	Householder Application	Decision to be left to planning officer following consultation responses
782	2018/3100/TCA	Frome Park Bowls Club Victoria Park Park Road Frome Somerset	Frome Park	Mr Chris Stringer	Proposed works to a tree in a conservation area:- Please see tree schedule - Fell and remove trees.	Bo Walsh	Works/Felling Trees in a CA	No Comment as Frome Town Council are the applicants
783	2018/2874/FUL	Restaurant 6 Vicarage Street Frome Somerset BA11 1PX	Frome Market	Mr & Mrs L Violino	Proposed change of use of ground floor from Use Class A3/A4 to C3a with alterations to form 1No. detached 5 bedroom dwelling.	James U'Dell	Full Application	No objection

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784	2018/3019/LBC	The Old Skittle Alley Baker Street Frome Somerset BA11 3BL	Frome Market	Mr And Mrs Tom And Anjela Kewell	Proposed modifications to existing staircase, insertion of new ground floor window and replace existing door to courtyard elevation.	Jayne Boldy	Listed Building Consent	Decision to be left to planning officer following consultation responses
785	2018/3102/TCA	Victoria Park Park Road Frome Somerset	Frome Park	Mr Chris Stringer	Proposed works to trees in a conservation area:- Please see schedule of works.	Bo Walsh	Works/Felling Trees in a CA	No Comment as Frome Town Council are the applicants
786	2018/3054/TCA	2 West End Frome BA11 3AD	Frome Market	Mr Lakeman	Proposed works to trees in a conservation area:- T11 - Ash - Fell. T2 - Whitebeam - Fell.	Bo Walsh	Works/Felling Trees in a CA	No objection