

Minutes of a meeting of Frome Town Council's Planning Committee

Date: 23rd November 2023

Time: 6.30pm

Venue: Frome Town Hall, Christchurch St West, Frome BA11 1EB & Zoom

Present:

Frome Town Planning Committee Councillors: Polly Lamb, Mark Dorrington, Steve Tanner, Philip Campagna

Somerset Councillor on Zoom: Helen Kay

In attendance:

Members of the public: 0

Members of the public on Zoom: 0

Jane Lewellyn, Planning and Development Manager

Catherine Warburton, Planning and Development Officer

Table 1 – Agenda items

Minute Ref	Agenda Item	Action
2023/086P	1 QUESTIONS, COMMENTS, AND INFORMATION FROM THE PUBLIC None	
2023/087P	2 APOLOGIES FOR ABSENCE Apologies from Cllr Lisa Merryweather, Cllr Fiona Barrows and Cllr Andy Jones. Proposed by Cllr Steve Tanner, seconded by Cllr Polly Lamb, agreed unanimously.	
2023/088P	3 DECLARATION OF MEMBERS' INTERESTS None	
2023/089P	4 TO AGREE TO THE MINUTES OF THE MEETING HELD 2nd November 2023 Proposed by Cllr Philip Campagna, seconded by Cllr Mark Dorrington, agreed unanimously.	
2023/091P	6 TO CONSIDER THE MAJOR PLANNING APPLICATIONS RECEIVED – APPENDIX 1 ID 354 – Proposed by Cllr Steve Tanner, seconded by Cllr Mark Dorrington, agreed unanimously. ID 358 – Proposed by Cllr Steve Tanner, seconded by Cllr Polly Lamb, agreed unanimously. ID 361 – Proposed by Cllr Steve Tanner, seconded by Cllr Mark Dorrington, agreed unanimously. ID 353 – Proposed by Cllr Polly Lamb, seconded by Cllr Mark Dorrington, agreed unanimously. ID It was agreed that the response for all other applications listed in appendix 1 would be no objections or to incorporate suggestions Jane and Catherine sent round to Councillors prior to the meeting. Proposed by Cllr Steve Tanner, seconded by Cllr Mark Dorrington, agreed unanimously.	
2023/092P	7 DATE OF NEXT MEETING 14 th December 2023 at 6.30pm	

The Chair closed the meeting at 7.15pm

Table 2 - Appendix 1 - Major Planning applications received

ID	MDC Reference	Address	Ward	Applicant	Description	Type	Planning Officer	Consultation Response
353	2023/1877/CLP	4 Trinity Street Frome	Frome Market	Mr Francis Kelly	replacement of windows in conservation area	Certificate of Proposed Use/Development	Kirsty Black	No objection
354	2023/1970/FUL	John Snelgrove Limited Victoria Road Frome	Frome Keyford	Mr Kelly	Change of use of office building to provide 4no residential units, (Use Class C3).	Full Application	Carlton Langford	Objection. The original application was granted on the basis of replacement employment opportunities, in line with Policy DP20 of the Local Plan Part 1 and Policy BE1 of the Frome Neighbourhood plan. The marketing of the offices has not been carried out thoroughly. Furthermore the houses do not meet national space standards, do not have gardens or other amenity space provided, and parking is awkward. It does not meet Somerset parking standards, either. Finally, as the site has been developed in two parts, this application would result in 13 houses on the site without triggering the affordable housing contributions necessary for developments over 10 dwellings.
355	2023/2016/HSE	1 Sedge Mead Frome	Frome College	Mr & Mrs Winiacki	Single storey rear extension, single storey front extension, & garage conversion	Householder Application	Kirsty Black	No objection

ID	MDC Reference	Address	Ward	Applicant	Description	Type	Planning Officer	Consultation Response
356	2023/2050/TCA	The Old Vicarage Vicarage Street	Frome Market	P McGuinness	T1 and T4 - Portuguese Laurel Fell. T2 and T3 - Bay and Holm Oak - Reduce by 3m to retain 1 whole crown.	Works/Felling Trees in a CA	Bo Walsh	No objection
357	2023/2061/HSE	76 Locks Hill Frome	Frome Keyford	Tina Searle	Single storey side and rear extension	Householder Application	Kirsty Black	No objection
358	2023/2021/LBC	The George Hotel 5 Market Place Frome	Frome Market	M Fulton	Refurbishment of ground floor trading area. Opening up of an historic opening. Replacement of existing bar. Installation of a glazed screen.	Listed Building Consent	Jayne Boldy	No objection
359	2023/2096/FUL	Garage At Garsdale House Garsdale Frome	Frome Market	Dannatt	Change of use and conversion of existing attached garage into holiday let.	Full Application	Lorna Elstob	No objection
360	2023/2121/HSE	29 Delmore Road Frome	Frome Park	Mr & Mrs Harling	Two storey side extension, single storey rear extension and front porch	Householder Application	Kirsty Black	No Objection
361	2023/1679/ADV	Marston Roundabout	Frome Keyford	Lucille Simms	Erection of advertisement/sponsorship 4no. hoarding signs on roundabout.	Application to Display Adverts	Carlton Langford	No comment - Defer to Somerset Highways
362	2023/2158/HSE	74 Oakfield Road Frome	Frome Oakfield	Mr & Mrs Wells	Single storey rear and side extension	Householder Application	Jennifer Alvis	No Objection
363	2023/2153/TPO	30 Priddy Close Frome	Frome Berkely Down	J Millns	Oak - Crown thinning & reduction by approx. 1m from the top, 1m on south	Works/Felling of TPO Trees	Bo Walsh	No Objection

ID	MDC Reference	Address	Ward	Applicant	Description	Type	Planning Officer	Consultation Response
					side & up to 2m on the west side & removal of lower secondary branch			
364	FAJ337	OLDFORD HILL HOUSE, CUCKOO LANE	Frome College	Richard Chambers	Upgrade from a single phase to three phase power supply. Changing the current construction from that of a single pole with the pole mounted transformer (PMT) to that of a H Pole to take the larger capacity apparatus.	Other		Forwarded to Planning East. Have emailed to clarify we have no objection to the works.

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