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

Date: 7 Marh 2024

Time: 6.30pm

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

**Present:**

Frome Town Planning Committee Councillors: Fiona Barrow, Mark Dorrington, Adny Jones and Steve Tanner

**In attendance:**

Members of the public: 0

Members of the public on Zoom: 0

Jane Llewellyn, Planning and Development Manager via Zoom

Catherine Warburton, Planning and Development Officer

Hannah Watts, Assistant Finance Officer

Table 1 – Agenda items

| **Minute Ref** | **Agenda Item** | **Action** |
| --- | --- | --- |
| **2023/117P** | **1 QUESTIONS, COMMENTS, AND INFORMATION FROM THE PUBLIC**  None |  |
| **2023/118P** | **2 APOLOGIES FOR ABSENCE**  Apologies from Cllr Lisa Merryweather and Cllr Philip Campagna  Proposed by Cllr Fiona Barrows, seconded by Cllr Andy Jones, agreed unanimously. |  |
| **2023/119P** | **3 DECLARATION OF MEMBERS’ INTERESTS**  ID 430 – Cllr Mark Dorrington as neighbour is close family member  ID 435 – Cllr Fiona Barrows as her landlord is the applicant  ID 437 – all Cllrs wanted it noted that Frome Town Council use the company |  |
| **2023/120P** | **4 TO AGREE TO THE MINUTES OF THE MEETING HELD 15th March 2024**  Proposed by Cllr Andy Jones, seconded by Cllr Fiona Barrows, agreed unanimously. |  |
| **2023/121P** | **6 TO CONSIDER THE MAJOR PLANNING APPLICATIONS RECEIVED – APPENDIX 1**  ID 429 – Proposed by Cllr Steve Tanner, seconded by Cllr Fiona Barrows, agreed unanimously.  ID 435 – Proposed by Cllr Andy Jones, seconded by Cllr Mark Dorrington, agreed by majority. Cllr Fiona Barrows abstained.  ID 436 – Proposed by Cllr Andy Jones, seconded by Cllr Steve Tanner, agreed unanimously.  ID 437 – Proposed by Cllr Fiona Barrows, seconded by Cllr Fiona Andy Jones, agreed unanimously.  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 Andy Jones, seconded by Cllr Steve Tanner, agreed unanimously. |  |
| **2023/116P** | **7 DATE OF NEXT MEETING**  28 March 2024 at 6.30pm |  |

The Chair closed the meeting at 7.03pm

Table 2 - Appendix 1 - Major Planning applications received

| **ID** | **MDC Reference** | **Address** | **Ward** | **Applicant** | **Description** | **Type** | **Planning Officer** | **Consultation Response** |
| --- | --- | --- | --- | --- | --- | --- | --- | --- |
| 429 | [2024/0113/FUL](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S7O2QRKPJB400&prevPage=inTray) | Land At 377398 148155 Castle Street Frome | Frome Market | K & K Whitmore | Erection of 1no two storey 3 bedroom dwelling and garden studio with alteration and rebuilding of boundary stone wall | Full Application | Lorna Elstob | Objection. Frome Town Council have no objection to the principle of development and appreciate the land being used for a family home. While FTC like the design, we do feel as though the main facade will be overbearing to the houses opposite - It may be better for the proposal to be sited further back within the site. However, FTC have concerns over the safety and visibility splay of the provided parking. FTC also feel that a full survey needs to be carried out to determine the state and safety of the load bearing wall at the rear of the site, as well as to determine whether any of the Frome Tunnels/Cellars from the Lamb and Fountain run under the site. Finally, due to the proposals proximity to the listed Lamb and Fountain, as well as the siting in the conservation area, FTC are in agreement with the Civic Society that the application needs careful consideration from the Conservation Officer. |
| 430 | [2024/0207/HSE](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S8DM6IKPJIS00&prevPage=inTray) | 4 Eastleigh Close Frome | Frome College | Ms Rachel Lloyd | Single storey side and rear extension, widening of drop kerb and parking area. | Householder Application | Kirsty Black | No objection |
| 431 | [2024/0224/TCA](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S8FBB4KPJJX00&prevPage=inTray) | 83 Oakfield Road Frome | Frome Oakfield | Lathbury | T1( Silver Birch)- Reduce by 1.5 m and laterals by 0.5m. T2( Silver Birch)- Reduce by 1.5 m and laterals by 0.5m. T3 (Cherry) Remove to ground level. T4 (Cherry) Remove to ground level. | Works/Felling Trees in a CA | Bo Walsh | Defer Somerset Tree Officer - No objection |
| 432 | [2024/0159/ADV](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S82NREKPJF400&prevPage=inTray) | 8 Market Place Frome | Frome Market | Nationwide Building Society | Replacement of signs with associated works | Application to Display Adverts | Rebecca Bowran | No objection |
| 433 | [2024/0325/HSE](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S95GYSKPJS700&prevPage=inTray) | 76 Nunney Road Frome | Frome Oakfield | Mr & Mrs Calvert | Removal of existing lean-to extension and garage. Construction of single storey rear extension. | Householder Application | Carlton Langford | No objection |
| 434 | [2023/1679/RE3](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S09KAZKPH7L00&prevPage=inTray) | Marston Roundabout Frome | Frome Keyford | L Simms | Erection of advertisement/sponsorship 4no. hoarding signs on roundabout. | Full Application Under Regulation 3 | Carlton Langford | No a resubmission. Same application as before but with application number corrected. Had already been decided at Somerset Planning Board prior to FTC planning meeting so unable to comment. |
| 435 | [2024/0268/FUL](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S8QNM5KPJNL00&prevPage=inTray) | 90 Weymouth Road Frome | Frome Park | Jane Maryon | Installation of an AC unit. | Full Application | Carlton Langford | Previous objection withdrawn - No objection to the AC unit being sited within the carpark. |
| 436 | [2024/0316/HSE](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S93WKSKP06O00&prevPage=inTray) | Little Acorns Oakfield Road Frome | Frome Oakfield | Delia Hewitt | Erection of proposed detached garage | Householder Application | Kirsty Black | FTC are minded to object due to potential impact on neighbours. Could more information be provided on the impact on neighbours, particularly the height of the proposal compared to the boundary fence. |
| 437 | [2024/0181/ADV](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S86LFIKPJGW00&prevPage=inTray) | The Old Fire Station Christchurch Street West Frome | Frome Market | Mr Luke Manning | Internally illuminated pencil sharpener sign approx 500x320x200mm Situated above door on brickwork. | Application to Display Adverts | Kirsty Black | No objection |
| 438 | [2024/0343/TCA](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S97MQXKPJTM00&prevPage=inTray) | Land At 378251 148022 Garston Farm Access Frome | Frome Keyford | Mr Adam Sloper | T1 - Remove dead goat branches T3 Pollard Willow tree - Remove T4 Oak - Crown lift T5 - Ivy Remove snapped limb T6 Willow - Remove Limb T7 Clear fallen trees/limbs from river T8 Willow - Clear fallen limbs/shrubs | Works/Felling Trees in a CA | Bo Walsh | Defer Somerset Tree Officer - No Objection |
| 439 | [2024/0348/TPO](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=S99BUUKPJU100&prevPage=inTray) | 19A Pedlars Grove Frome | Frome Innox | Mrs Debbie McGuiness | T5 Ash - Fell | Works/Felling of TPO Trees | Bo Walsh | Defer Somerset Tree Officer - No objection |
| 440 | [2024/0340/HSE](https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=S97EETKPJT900) | 20 Westover Frome | Frome Park | Mr B Johnson | Installation of a porch to the front of the house, including relocation of front door and gas box. | Householder Application | Carlton Langford | No objection |