

AXBRIDGE TOWN COUNCIL



Axbridge Town Council Minutes of the Planning and Licences Committee held on Monday 23 September 2024 in Axbridge Town Hall

Meeting commenced: 7.30pm

Meeting concluded: 8.10pm

Present: Councillor Taylor (in the Chair), Ham, Jordan and Page)

Also in attendance: Mrs Brice (Town Clerk) together with one member of the public (for part of the meeting).

56.24 PL Apologies for Absence

Councillor Mitton had tendered her resignation from the Council.

RESOLVED: that apologies from Councillor Jenkins - Chair (personal commitment) be received and approved.

57.24 PL Draft Minutes of the Planning and Licences Committee Meeting held on 9 September 2024.

RESOLVED: that the minutes of the meeting held on 9 September 2024 be approved and signed by the Chairman.

58.24 PL Declaration of Interest and Dispensations - none

Interests:

Councillor Taylor – declared a Disclosable Pecuniary Interest in relation to the reserved matters planning application 02/22/00021 for up to 53 dwellings on land to the south of Houlgate Way - living close to the site (minute 61.24 PL refers) (see below for dispensation).

Dispensations:

Councillor Taylor had a dispensation to speak and vote on applications relating to this site (02/22/00021 for up to 53 dwellings on land to the south of Houlgate Way) and indicated he wished to use this dispensation at this meeting (minute 61.24 PL refers)

59.24 PL Public Participation

A member of the public spoke on the planning applications relating to 50 West Street (planning applications 02/24/00016 and 02/24/00017 refer).

60.24 PL Planning Applications

Planning application number: 02/24/00016/JMS

Proposal: Erection of a first-floor extension to the existing detached garage.

Location: 50 West Street, Axbridge, Somerset, BS26 2AD

RESOLVED: that Somerset Council be advised that Axbridge Town Council has no observations to make on the above-mentioned application.

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Planning application number: 02/24/00017/JMS (Listed Building consent – alterations)

Proposal: Erection of a first-floor extension to the existing detached garage.

Location: 50 West Street, Axbridge, Somerset, BS26 2AD

RESOLVED: that Somerset Council be advised that Axbridge Town Council has no observations to make on the above-mentioned application.

61.24 PL Houlgate Way Development

Members considered correspondence from the developer regarding qualifying persons for the shared ownership properties.

RESOLVED: that the Clerk responds to thank them for their email; to ask whether the persons are on the Somerset Homefinder Register and to enquire whether there has been any interest from local people.

62.24 PL Planning Applications delegated to the Clerk or Notified by the Planning Authority - none

63.24 PL Recent and Current Planning Applications

Members received the list of recent and current planning applications. A couple of applications could now be deleted from the list.

64.24 PL Enforcement Matters

A further letter of concern had been sent to Planning Enforcement regarding the field which was being lived in. The Clerk had previously followed up this site, and a different site which had been raised, with Mendip Hills National Landscape. Responses were awaited. There was no further update regarding the caravan on the field near the allotments. No further action could be taken on these sites at the present time

65.24 PL Licensing Matters – none.

66.24 PL Biodiversity

Members had previously received a template biodiversity policy and supported the need for a policy. The Council did communicate with groups within the town who actively improved biodiversity. Members wished to progress this matter and felt that the template policy provided a good guide towards the Council's own bio-diversity aspirations.

RECOMMENDED TO COUNCIL: that the Council adopt the template as a guide towards the Council's own biodiversity aspirations.

67.24 PL Planning Decisions and Correspondence Received

Members received the following correspondence:

- CPRE: Further updates and information on changes to the planning system.
- Axbridge Court Nursing Home: The Clerk would respond to an enquiry to advise that the Town Council had not yet been consulted on a planning application. Should an application be received, details would be listed on Somerset Council's Planning Online and included on the planning agenda on the Town Council's website.
- 17/23/00100/AGE Land to the North of Helliars Lane, Cheddar – the Town Council had previously objected to this application on highways related grounds, including traffic generation. The application had been amended with comments sought by 4 October 2024. Members did not feel that the proposed amendments were significant in relation to the concerns previously raised.

RESOLVED: that no further response be made.

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68.24 PL **Date of Next Meeting**

RESOLVED: that the next meeting be held on 14 October 2024 prior to Council (if needed) or on 28 October 2024.

Chairman

Date