

MINUTES OF THE WELLINGTON TOWN COUNCIL PLANNING MEETING HELD AT UNITED REFORMED CHURCH HALL ON MONDAY 5 JUNE 2023 AT 6.00 PM

PRESENT: Councillors M Barr (Chair), C Booth, C. Govier, A. Govier, M Lithgow, J Lloyd, M McGuffie, and J Thorne.

David Farrow (Town Clerk)
Alice Kendall (Deputy Clerk)

One member of the press

046 APOLOGIES

Apologies were received from Councillors Z Barr, K Canham and K Wheatley.

047 DECLARATIONS OF INTEREST

There were none.

048 PUBLIC PARTICIPATION

No members of the public were present.

049 TO CONSIDER WHAT COMMENTS TO MAKE ON THE FOLLOWING APPLICATIONS THAT WILL BE DETERMINED BY SOMERSET COUNCIL

(a) Case Ref: 43/23/0045

Proposal: Application for Approval of Reserved Matters following Outline Application 43/06/0016 for the appearance, landscaping, layout and scale for the erection of an industrial building with ancillary parking and hardstanding at 30 Westpark 26, Chelston, Wellington

RESOLVED to recommend that this application be approved. Councillors did note that although emptying of the units would be carried out at the hire site, there may be possible issues with odour during cleaning and maintenance.

(b) Case Ref: 43/23/0048

Proposal: Erection of a two storey extension to the rear of 3 Parker Close, Wellington

RESOLVED to recommend that this application be approved.

(c) Case Ref: 43/23/0049/LB

Proposal: Demolition of party boundary wall to enable the demolition and rebuilding of library extension at 16 Fore Street, Wellington

RESOLVED to recommend that this application be approved.

(d) Case Ref: 43/23/0051

Proposal: Erection of a single storey extension to the rear and side of 30 Oakfield Park, Wellington (retention of part works already undertaken)

Councillor A Govier declared an interest in this application as he knows the applicant. He did not take part in discussions or voting.

RESOLVED to ask that the applicant re-visit the design following the representation made from the neighbours. Councillors agreed that the extension should follow the line of the side wall of the existing property so as not to be overbearing on the boundary.

(e) Case Ref: 43/23/0052/CMA

Proposal: Application to determine if Prior Approval is required for a change of use and conversion from commercial, business and service use (Class E) into 1 No. dwelling (Class C3) at 13 Clifford Terrace, Wellington

RESOLVED to recommend that this application be approved.

(f) Case Ref: 43/23/0053/A

Display of 1 No. internally illuminated EV totem pole sign at Wellington Service Station, ATM Site, Westpark, Wellington

RESOLVED to recommend that this application be refused. The proposal is overbearing on a site which already carries many large signage items. Policy D2 of the Taunton Deane Adopted Site Allocations and Development Management Plan – December 2016 is applicable as any additional signage will harm the visual quality of the route into Wellington on the A38.

(g) Case Ref: 43/23/0054

Proposal: Erection of a two storey extension to the side of 26 Alexandra Road, Wellington (resubmission and amended scheme of 43/22/0044)

RESOLVED to recommend that this application be approved.

(h) Case Ref: 43/23/0055

Proposal: Change of use of outbuilding and garden to a dog grooming service at 66 Oaken Ground, Wellington

RESOLVED to recommend that this application be approved.

050 SOMERSET COUNCIL - PLANNING DECISIONS FOR INFORMATION ONLY:

Application Number	Proposal	Address	WTC Recommendation Or Comments	Somerset Council Decision
43/23/0004	Erection of a single storey extension to the side (resubmission of 43/21/0130)	71 Pear Tree Way, Wellington	None	Approved
43/23/0018	Change of use and conversion of warehouse, with erection of a two storey extension, into 5 No. dwellings	38 North Street, Wellington	Refusal	Withdrawn
43/23/0032	Erection of a single storey extension to the side	25 John Grinter Way, Wellington	Approval	Approved
43/23/0041/CG	Application to determine if Prior Approval is required	26 Fore Street, Wellington	Prior Approval not be required	Prior Approval Approved

Initial

	for a proposed change of use from commercial, business and service (Use Class E) to mixed use including 1 No. flat (Use Class C3)			
43/22/0079	Erection of warehouse with associated parking	Ryelands Business Park, Bagley Road, Wellington	Approval in principle	Approved
43/23/0016 43/23/0017/LB	Erection of 26 No. dwellings, demolition of buildings with alterations and conversion of Grade II listed building into 3 No. dwellings	The Court, Courtland Road, Wellington	Refusal	Withdrawn
43/23/0018	Change of use and conversion of warehouse, with erection of a two storey extension, into 5 No. dwellings	38 North Street, Wellington	Refusal	Withdrawn
43/23/0050/AGN	Application for prior notification for the siting of a shipping container for storage of equipment and erection of compost toilet shed for the community farm	Land south west of Wellington Sports Centre and south east of the Basins Allotments, Wellington	N/A	Prior Approval Approved

The meeting closed at 6.25 pm

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Councillor Marcus Barr
Mayor

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