

Minutes of a meeting of the PLANNING AND HIGHWAYS COMMITTEE held in the Council Chamber, Town Hall, Market Square, Crewkerne on Monday 13th January 2025 at 18.45.

PRESENT:

Cllrs. M. Best, N. Draycott, D. Livesley, J. Morris, J. Nathan (Chair), C. Rawe, A. Samuel, A. Stuart and S. Woodland

In attendance: Town Clerk K. Sheehan and Deputy Clerk G. Hughes

049 TO NOTE APOLOGIES FOR ABSENCE

24/25

Apologies were received from Cllrs. S. Ashton and K. Head (both unwell).

050 DECLARATIONS OF INTEREST

24/25

No declarations of interests were made.

051 TO CONFIRM THE MINUTES OF THE PREVIOUS MEETING

24/25

It was AGREED that the minutes of the Planning and Highways Committee held on Monday 11th November 2024 be APPROVED.

052 OPEN FORUM

24/25

There were no members of the public present.

053 TO RECEIVE THE CLERK'S UPDATE REPORT

24/25

There will be a road closure by Wessex Water on South Street from 6.30pm on 23rd January until 6am January 24th. The road will be closed from the junction of Market Street to the Waitrose turning. The Waitrose junction will remain accessible at all times.

054 TO CONSIDER PLANNING APPLICATIONS

24/25

24/02875/HOU **20 Station Road Crewkerne Somerset TA18 8AJ**
Demolition of an existing lean to conservatory and the erection of single storey rear extension

Councillors commented that the design made good use of the space and was an improvement to the property. They noted that there was no objection from the neighbours.

Recommend: APPROVAL

24/03006/DOC1 **Crewkerne Ph2a Land Off Yeovil Road Crewkerne Somerset TA18 7NU**
Discharge of conditions No. 11 (Archaeological Works) of planning application 05/00661/OUT

Councillors supported the comments from the South West Heritage Trust and felt that a partial discharge should be approved. For a full discharge of conditions, they would expect to see the works fully completed.

Councillors wished to **COMMENT ONLY**.

055 **TO RECEIVE PLANNING DECISION NOTICES FROM SOMERSET COUNCIL**

24/25

- 24/02104/HOU **17 Curriott Hill Road Crewkerne Somerset TA18 8BW**
Demolition of an existing garage, erection of a single storey front extension, two storey rear extension, raise existing roof, internal alteration works and amendments to existing vehicular access.
- APPROVED
- 24/02153/HOU **89 Hermitage Street Crewkerne Somerset TA18 8EX**
Conversion and extension to existing garage. Remove/infill existing window on south elevation and insertion of a rooflight to utility.
- REFUSED
- 24/02154/LBC **89 Hermitage Street Crewkerne Somerset TA18 8EX**
Conversion and extension to existing garage. Remove/infill existing window on south elevation and insertion of a rooflight to utility.
- REFUSED
- 24/02297/LBC **Red Lion Court Market Street Crewkerne Somerset TA18 7JY**
Replace existing bay window on first floor east elevation
- REFUSED
- 23/01187/OUT **Land Opposite Viney Bridge Mills Station Road Crewkerne Somerset TA18 8AE**
Outline application with all matters reserved except for access for the erection of 3no 1 bedroom dwellings, access and parking
- REFUSED
- 24/02221/FUL **Land Rear Of 20 Market Street Crewkerne Somerset TA18 8AX**
Demolition of detached timber frame storage building and prefabricated garage building. Change of use and the construction of a terrace of 3 No. two storey dwelling houses with amenity areas and car port for parking. Improvements to existing parking area.
- WITHDRAWN
- 24/01412/FUL **Land Adjacent to Cloudshill Hewish Lane Crewkerne Somerset**
Erection of a single two storey detached dwelling
- APPROVED

056 **LYEWATER BANK AND FENCE**

24/25 To consider a request from Adam Dance MP to investigate options.

Councillors discussed the following points:

- The height of the bank would mean that works to re-establish it would be very costly.
- The previous fence was not substantial enough to hold back any slippage. The height of the land would mean that any slip would be substantial. There is also the possibility of the land slipping further along the road which would mean any slip would fall into residents' gardens.
- Somerset Council have confirmed that it is unlikely they will be able to trace the landowner.
- Highways have confirmed that if the bank was to fall and obstruct the road they would clear away the debris.
- If Crewkerne Town Council were to reinstate the fence is the Council then liable or obliged to maintain it?
- Councillors commented that they didn't want to start a precedent of undertaking works that Somerset Council decline and felt that they would like to seek legal advice before considering any fencing.

057

24/25

TO RECEIVE A REPORT ON THE INFORMAL SPEED SCHEME 20'S PLENTY

Councillors commented that generally they were in favour of speed reduction, however they noted the mixed responses from other councils. They had concerns over where the signs would be positioned and discussed that if there was no enforcement then this could devalue the scheme.

There was discussion over establishing a Community Speedwatch group but more volunteers from members of the public are needed to make the scheme viable.

058

24/25

TO RECEIVE THE UPDATED ACTION STATUS REPORT

Councillors discussed the following subjects:

- Millers Garage: Councillors noted that the last formal update received was in November where a planning application was expected towards the end of February/beginning of March. They queried whether the earmarked car park money is still ring fenced within Somerset Council. Cllr. Best explained that the existing planning application has a technical start with the tree works that have taken place. This means that the application is classified as 'ongoing' and doesn't have a deadline for completion. Councillors felt that if there was no change in the situation by February/March then Crewkerne Town Council should put pressure on them to expedite the works in accordance with the existing planning consent for a long stay car park.
- Gouldsbrook Terrace: The wall has deteriorated further but it is the landowner's responsibility to repair.
- Diseased tree on Market Street: The clerk has been unable to contact the tree officer so there is no further update.

059

24/25

TO RECEIVE A REPORT FROM THE NEIGHBOURHOOD PLAN STEERING GROUP

The group is due to meet next week, an update will follow at the next Planning and Highways meeting.

Discussion then took place around some matters of report:

- Some fly tipping outside of the parish – this needs to be reported to Somerset Council via their website.
- Tannery Court – larger cars are parking close to driveway entrances. The Clerk/Deputy Clerk will discuss this with the PCSOs.
- It was noted that Somerset Council's parking enforcement team were in the town at the weekend and several cars received tickets for parking on the pavements.

060 **DATE OF NEXT MEETING**

24/25

Monday 10th February 2025, 18.45 in the Council Chamber, Town Hall, Market Square

The meeting closed at 19.23.

Signed:

Dated:

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DRAFT