

To all members of the Planning Committee

NOTICE OF MEETING

COUNCILLORS: You are SUMMONED to attend a MEETING of the Council's PLANNING COMMITTEE on Friday 5th June 2020 at 10.00am.

The meeting will be held virtually using Zoom with remote attendance. Any member of the public or press who wants to ask a question should email townclerk@brutontowncouncil.gov.uk to receive access information. The meeting will be streamed live on the Town Council's YouTube channel at <https://www.youtube.com/channel/UCIUPcCBOFP3kZaeMgfkWT4w/>

Councillors are reminded that as office holders they are expected to comply with the Nolan Principles and the Council's Code of Conduct as well as showing respect for others in accordance with the law.

AGENDA

1. Election of Chairman

2. Declarations of Interests

3. Apologies for absence

4. Minutes of the previous meeting to be confirmed as correct

<https://brutontowncouncil.gov.uk/2020/05/27/draft-planning-minutes-18th-may-2020/>

5. Planning applications

To consider the following applications and report recommendations to South Somerset District Council (SSDC) which is the Local Planning Authority (LPA), and to the full Town Council at its next meeting:

- i. 20/01229/FUL: Land north of Coombe Rise, Higher Tolbury, Bruton BA10 0DJ** – Construction of a treehouse for use as guest accommodation. <https://publicaccess.southsomerset.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=Q9LS8NOWIGV00>
- ii. 2020/0581/FUL: Lambrook Pig Unit, Wyke Farm To Snagg Farm, Lamyatt, Shepton Mallet BA4 6N** (neighbouring parish) - Demolition of existing pig fattening unit, erection of 8 storage units together with welfare facilities, parking and landscaping works. <https://publicaccess.mendip.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=Q738KHKPL9U00>
- iii. 20/01316/LBC: Hugh Sexey's Hospital, High Street, Bruton BA10 0AS** - the carrying out of alterations to existing boiler room including replacement of existing horizontal flue & replacement of existing metal ventilation louvre with new panel. <https://publicaccess.southsomerset.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QA5UFUOWIMG00>
- iv. 20/01394/FUL: Buildings north of Redlynch Farm, Dropping Lane, Bruton BA10 0NH** – Conversion of existing agricultural barn to B & B guest house accommodation. <https://publicaccess.southsomerset.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QAKQJ4OWIR600>

- v. **20/01319/HOU: 12 Brue Avenue, Bruton BA10 0HZ** - Erection of a single storey extension to rear, part loft conversion with insertion of rooflight and side window to first floor
<https://publicaccess.southsomerset.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QA6007OWIMK00>

6. Other planning applications

To note planning applications about which the Council has been informed but not consulted:

- i. **20/01351/NMA: Coombe Hill Farm Combe Hill Bruton BA10** – Non-material amendment of 19/00696/FUL for the repositioning of plot 1 and alteration to position of boundary of plot 1 with plot 2 and Coombe Hill Farm. (No response requested; determination date 10/6/2020)
<https://publicaccess.southsomerset.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QA9S3UOWIO500>
- ii. **20/01596/OSUC: Land adjacent to Old Tollhouse, Burrowfield, Bruton** – installation of fixed broadband apparatus. (No response requested; determination date 12/6/2020)

7. Previous planning applications

To note planning determinations (decisions) made by the LPA and the progress of other applications through the planning system:

- i. **20/00337/S73: Land at Burrowfield, Bruton, Somerset** - Application to vary condition 2 (approved plans) of planning approval 18/03479/FUL to substitute approved drawings with revised drawings to allow changes to layout, design and landscaping. This application has been approved by SSDC's Area East Committee with a proviso that the units be clad in timber, as in the original consent.
- ii. **19/00655/OUT: Land south of Brewham Road, Bruton (OS 0609)** – Outline permission to develop up to 60 residential dwellings. This application was approved by SSDC's Regulation Committee in November 2019 but no formal determination has been made by the LPA.
- iii. **19/03103/OUT: Land north of Brewham Road, Bruton** - Outline permission to develop up to 70 residential dwellings with access via Wyvern Close. This application has been withdrawn but the applicant intends to resubmit with an appropriate enhancement strategy after undertaking requested ecological surveys and resolving issues to do with the Brewham Road with the Highways Authority.
- iv. **20/01083/NMA: Land adjoining Quarry House, Lusty, Bruton BA10 0BX.** Non-material amendment to application 18/02498/FUL, to amend fenestration and floor levels – **APPLICATION APPROVED**
- v. **20/00551/HOU: Tolbury Farm, Bruton.** To erect a single storey extension and replace all existing windows – **APPLICATION APPROVED**

8. Planning enforcement

17/01171/FUL Land adjacent to Burrowfield House, Frome Road, Bruton BA10 0HN. To receive update on the status of the roadside retaining wall.

9. Future meetings

To discuss and decide on the scheduling of Planning Committee meetings.

Patrick Pender-Cudlip
Assistant Clerk