



MINEHEAD TOWN COUNCIL

Minutes of the Planning Meeting of Minehead Town Council
held on
Tuesday 5th September 2023 at 7.30 pm at
the Town Council Offices, 3 Summerland Road, Minehead TA24 5BP

1. To receive apologies for absence.
There were no apologies.

2. To receive disclosures of unregistered or other interests from councillors on matters to be considered at the Meeting.
There were no disclosures of unregistered or other interests.

3. To approve the Minutes of the Planning Meeting of Minehead Town Council held on Tuesday 1st August 2023 and to discuss any matters arising.
It was agreed to approve the Minutes. There were no matters arising.

4. To consider the Planning Applications received.
The applications were considered and comments are at Appendix 1.

5. To discuss recommendations to be made from the Committee for consideration in the 2024/25 Town Council Budget.

Councillors discussed the need for a Neighbourhood Plan and it was decided that the Town Council does not have the capacity for this at the moment and that the constraints of the town might make it superfluous. This will be reviewed in due course.

APPENDIX 1

| <u>Application</u> | <u>Recommendation</u> |
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| <p>3/21/23/049 Installation of rooftop solar PV panels to garage roof with home battery storage 11 Ballfield Road, Minehead, TA24 5JL</p> | <p>The Committee could see no material planning reason to refuse this application.</p> |
| <p>3/21/23/073 Variation of Condition No.02 (approved plans) of application 3/21/21/032 White Lodge, Whitegate Road, Minehead, TA24 5SP</p> | <p>The Committee could see no material planning reason to refuse this application.</p> |
| <p>3/21/23/074 Erection of a replacement rear extension 48 King George Road, Minehead, TA24 5JE</p> | <p>The Committee could see no material planning reason to refuse this application.</p> |
| <p>3/21/23/075 Erection of building (Studio 36) to accommodate performance stage and seating on a permanent basis, with erection of a single storey extension and internal alterations (retention of part works already undertaken) Butlins Somerwest World, Warren Road, Minehead, TA24 5SH</p> | <p>Councillors objected to the application for the following reasons:</p> <ul style="list-style-type: none"> a. The planning for this fabric structure was initially granted for three years during the pandemic, causing an unacceptable loss of amenity value for neighbours and, on many occasions, throughout the town, from noise pollution. b. Drainage has not been properly addressed. c. The current building is not the correct specification for a long-term venue. Should Butlins want to erect a permanent building it should be a replacement building which is properly constructed to permanent building standards. |
| <p>3/21/23/076 Change of use of forecourt to sui generis for siting of a hot food selling trailer 19 The Avenue, Minehead</p> | <p>Councillors objected to the application for the following reasons:</p> <ul style="list-style-type: none"> a. Impact on the street scene in a conservation area. b. Loss of amenity from impact on nearby residents from noise and late hours. c. No provision of water or staff handwashing facilities. |
| <p>3/21/23/077 Erection of a single storey extension to the rear 14 Trinity Way, Minehead, TA24 6GE</p> | <p>The Committee could see no material planning reason to refuse this application.</p> |
| <p>3/21/23/079 Replacement of 4 No. windows 97 Periton Lane, Minehead, TA24 8EA</p> | <p>The Committee could see no material planning reason to refuse this application.</p> |
| | <p>The Committee could see no material planning reason to refuse this application.</p> |

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