



## MINEHEAD TOWN COUNCIL

Minutes of the Planning & Licencing Committee Meeting of Minehead Town Council  
held on  
Tuesday 3<sup>rd</sup> February 2026 at 6.30 pm at  
the Town Council Offices, 3 Summerland Road, Minehead TA24 5BP

**Present:** Councillors M Palmer (Chair), Hodson, Lawton (18:45), Bartlett and C Palmer

**Not in Attendance:** Councillor Kravis

**Officers in Attendance:** B Parker (Town Clerk)

**2026/6.** To receive apologies for absence.

No apologies were received.

**2026/7.** 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 from councillors on matters to be considered at the Meeting.

**2026/8.** To approve the Minutes of the Planning Meeting of Minehead Town Council held on Monday 12<sup>th</sup> January 2026 to discuss any matters arising.

**RESOLVED** the Minutes of the Planning Committee Meeting of Minehead Town Council held on Monday 12<sup>th</sup> January 2026 were approved and signed by the chair as a true and accurate record of the meeting.

**2026/9.** To consider the Planning Applications received.

The applications were considered and comments are at Appendix 1.

The meeting closed at 6.55 pm.

**APPENDIX 1**

<u>Application</u>	<u>Recommendation</u>
<p><b>3/21/26/001</b> Erection of a single-storey detached outbuilding for use as an ancillary domestic outbuilding in the rear garden <b>Orchardford, Millbridge Road, Minehead, TA24 8AG</b></p>	<p>Members noted concerns regarding the scale and form of the proposal, expressing the view that the development represented an over use of the plot. It was further commented that the proposed design was not sympathetic to, nor in keeping with, the established character and vernacular of surrounding buildings. Councillors also raised concerns about the close proximity of the proposed structure to neighbouring properties and the potential resulting impact on residential amenity.</p> <p><b>RESOLVED</b> that the committee objects to the application on the material planning grounds that the proposal represents overdevelopment of the site, that the design is not in keeping with the local vernacular or surrounding character and that its undue proximity to neighbouring properties would result in an adverse impact on residential amenity.</p>
<p><b>3/21/26/002</b> Erection of porch to the front and single storey extensions to the side and rear <b>37 Hillview Road, Minehead, TA24 8EE</b></p>	<p><b>RESOLVED</b> the committee could see no material reason to object.</p>
<p><b>3/21/26/003</b> Upgrades to telecoms lattice tower including mast increase from 25m to 30m, replacement of 6 No. antenna, removal of 2 No. cabinets, reserve of 1 No. cabinet, installation of 1 No. cabinet and ancillary upgrades thereto <b>Land off Hopcott Road, Minehead</b></p>	<p><b>RESOLVED</b> the committee could see no material reason to object.</p>
	<p>Councillor Lawton joined the meeting at 18:45.</p>
<p><b>T/21/26/001</b> T1 Strawberry Tree – reduce to 10ft stumps as signs of uprooting. T2 Strawberry tree – remove stem towards building on southeast side, T3 Holm oak – reduce branches over roof on southwest side by 1-1.5m to clear roof. T4 Willow – Remove large branch rubbing central main stem. Shorten on south</p>	<p>In accordance with Standing Order 1(a), the Chair reordered the agenda to allow this application to be considered earlier than originally scheduled.</p>

<u>Application</u>	<u>Recommendation</u>
<p>side by 50%. T5 Sweet chestnut – cut 25mm diameter branches to give 1.5m clearance from BT lines.  <b>Flat 8 Clevelands, St Michaels Road, Minehead, TA24 5RZ</b></p>	<p>Councillors agreed that the Somerset Council Tree Officer is best placed to assess the application and provide the appropriate professional advice.</p> <p><b>RESOLVED</b> that the committee defers to the expertise of the Somerset Council Tree Officer and raises no further comment pending their assessment.</p>
<p><b>3/21/25/055</b>  PINS Reference Number: 6003728  Appeal by: Mr Wilks  Resurfacing of part of front garden with stone paving and erection of stone and painted render boundary walls (retention of part works already undertaken)  <b>1 Church Farm Cottages, Church Road, Minehead, TA24 5JR</b></p>	<p><b>RESOLVED</b> The Committee notes the appeal submitted under the Householder Appeals Service (Reference: 6003728) and confirms that the Council relies on its original reasons for refusal, with no further submissions permitted or required.</p>

DRAFT

Cllr M Palmer  
Planning Committee Chair  
February 2026