



## MINEHEAD TOWN COUNCIL

Minutes of the Planning & Licencing Committee meeting of Minehead Town Council  
held on  
Tuesday 3<sup>rd</sup> June 2025 at 7.30 pm at  
the Town Council Offices, 3 Summerland Road, Minehead TA24 5BP

There was a 15-minute open forum prior to the start of the Meeting for residents of Minehead to raise with councillors any matters related to the applications received. No matters were raised.

**Present:** Councillors M Palmer (Chair), Hodson, Bartlett, C Palmer and M Kravis

**Apologies:** Councillor Lawton

**In Attendance:** B Parker (Town Clerk)

23. To elect a Chair for the Planning & Licencing Committee

Councillor M Palmer was nominated through a proposer and seconder. Cllr M Palmer accepted the nomination.

**RESOLVED** that Councillor M Palmer be elected Chair of the Planning & Licencing Committee for the 2025/26 municipal year.

24. To receive apologies for absence.

Councillor Lawton's apologies were received.

25. To receive disclosures of unregistered or other interests from councillors on matters to be considered at the Meeting.

Councillor Kravis has a standing declaration as a Somerset Councillor.

There were no further disclosures.

26. To approve the Minutes of the Planning Meeting of Minehead Town Council held on Tuesday 6<sup>th</sup> May 2025 to discuss any matters arising.

**RESOLVED** the Minutes of the Planning Committee Meeting of Minehead Town Council held on Tuesday 6<sup>th</sup> May 2025 were approved and signed by the chair.

27. To consider the response for application WK/55197 in relation to a street trading consent on Brereton Road in Minehead

Councillors considered the application and expressed the view that the area is already well served by existing similar businesses. They also noted that, although the location is at a dead end, it remains part of the public highway and therefore has the potential to cause an obstruction.

Initial .....

**RESOLVED** That the committee objects to the application on the grounds that the area is adequately catered for by existing similar businesses and that the proposed location's proximity to a public highway could lead to potential obstruction.

28. To consider the Applications received.

The applications were considered and comments are at Appendix 1.

The meeting ended at 8.12 p.m.

## APPENDIX 1

<u>Application</u>	<u>Recommendation</u>
<b>3/21/25/020</b> Removal of conservatory and erection of a single storey extension to the rear <b>22 Home Meadow, Minehead, TA24 8UE</b>	<b>RESOLVED</b> The committee could see no material reason to object the application.
<b>3/21/25/024</b> Erection of a single storey extension to the side and rear with conversion of loft to include inverted dormer balcony and associated alterations <b>Bratton Crest, Bratton Lane, Minehead, TA24 8SG</b>	<b>RESOLVED</b> The committee could see no material reason to object the application.
<b>T/21/25/005</b> Notification to carry out management works to one sycamore tree within Wellington Square Conservation Area <b>55 Bampton Street, Minehead, TA24 5TU</b>	<b>RESOLVED</b> The committee could see no material reason to object the application.
<b>3/21/25/025</b> Installation of external flue for wood burning stove <b>Flat 3, The Old Exchange, Post Office Lane, Minehead</b>	<p>Councillors raised concerns about the proposal's consistency with Somerset Council's environmental policy. They also noted that the development would negatively impact the visual amenity of the building as it is sited within the conservation area.</p> <p><b>RESOLVED</b> the committee objects to the application on the grounds that it does not align with Somerset Council's environmental policy and would harm the visual character of the conservation area.</p>

<u>Application</u>	<u>Recommendation</u>
<b>3/21/25/026</b> Variation of Condition No. 02 (approved plans) of application 3/21/23/016 to change the design of the roof from a shallow pitch tile to a flat roof with parapet wall and lantern roof windows <b>25 Ponsford Road, Minehead, TA24 5DX</b>	<b>RESOLVED</b> The committee could see no material reason to object the application.

Cllr M Palmer  
 Planning and Licencing Committee Chair  
 June 2025