



Yeovil Town Council

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Somerset
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Planning and Licensing Committee

The Meeting... **Planning and Licensing Committee**

The Time... **7.00pm**

The Date... **Monday 14 September 2009**

The Place... **Town House, 19 Union Street, Yeovil**

If you need this information in large print, Braille, audio or another language, please ring 01935 382424



Alan Tawse

Alan Tawse
Town Clerk

08 September 2009

Please contact Sarah Hunt at the Town House for more information about this meeting

To: All Members of the Planning and Licensing
Committee

Philip Chandler (Chairman) (Ex-officio)

Clive Davis (Vice-Chairman)

Julian Freke

Pete Goodman

John Grana

Simon Hester

Andrew Kendall

Wes Read (Ex-officio)

David Recardo

A G E N D A

PUBLIC COMMENT – Members of the public wishing to comment on any application or other matter are requested to speak at the beginning of consideration of that item, for a duration of no more than 3 minutes. Any further comments or questions will be solely at the Chairman's discretion. Please inform the Chairman at the beginning of the meeting and identify the application on which you wish to speak.

Please note that the Town Council is a Statutory Consultee for Planning Applications and as such does not make the final decision on any Application. The decisions and comments this Committee makes will be fed into the planning process and added to the report by the Planning Officer. South Somerset District Council is the Planning Authority and will issue the final decision notice (Planning Determination) once their investigations into the application, consultation period and decision making process has been completed.

1. **MINUTES**

To approve the Minutes of the previous meeting held on 2 September 2009.

2. **APOLOGIES FOR ABSENCE**

3. **DECLARATIONS OF INTEREST**

Members of the Committee, who are also Members of South Somerset District Council, are reminded of the need to declare their membership of that Council and indicate that they may speak and/or vote on applications which may be later referred to that Council for determination, and that they could reconsider any such applications at district level taking into account all relevant evidence and representation made at that tier.

4. **PLANS LIST** (Pages 2 to 17)

5. **PLANNING DECISIONS** (Pages 18 to 19)

6. **CORRESPONDENCE**

7. **STREET TRADING APPLICATION**

To consider the report of the Assistant Town Clerk attached at page 20.

8. **FINANCIAL STATEMENT FOR PERIOD ENDING 31 JULY 2009**

To consider the Financial Statement for the period 1 June to 31 July 2009 (attached at pages 21 to 26).

	Application No	Proposal	Address
1	09/02215/OUT	Residential development (356209/116595)	Kingdom Hall Eastland Road Yeovil
2	09/02735/FUL	Change of use of domestic garden to mixed use as domestic garden and place for the sale of hot food and drink to be consumed on the premises (GR 355352/116414)	The Old Court House Kingston Yeovil
3	09/03051/FUL	New garage roof and front wall with associated landscaping works and rainwater goods. (GR 354907/116330)	52 Grove Avenue Yeovil Somerset
4	09/03122/COU	The change of use of ground floor of premises from A2 (Financial/Professional Services) to A1 (Shop) (Retrospective)(GR355578/116041)	20 Princes Street Yeovil Somerset
5	09/03125/FUL	The erection of a rooftop extension (GR 355505/116348)	Yeovil District Hospital Higher Kingston Yeovil

PLANNING MEETING
MONDAY 14 SEPTEMBER 2009

PLANS LIST

The schedule of planning applications is attached.

The delegation agreement relating to planning applications between the District Council and the Town Council provides for the Town Council to receive written reports on applications in the Yeovil Town area, and those that are regarded as having a significant impact on this area. These reports include key considerations, which, in the opinion of the Area Planning Manager, are planning issues to which the Town Council should have regard in considering its views and making recommendations on each application.

The recommendations of the Town Council are taken into consideration by the District Council (the Planning Authority) as part of the application determination process. However, the final decision will be made by the Planning Authority having regard to the level allocated to the application (as outlined in the extract from the District Council's Scheme of Delegation set out below*) and to any views expressed by various consultees (including the Town Council) and District Council Ward Members.

BACKGROUND PAPERS

The background papers to the items in this Plans List are the planning files listed which are held in the Area South Planning Department, South Somerset District Council, Council Offices, Brympton Way, Yeovil, BA20 2HT.

HUMAN RIGHTS ACT 1998 ISSUES

The determination of the applications which are the subject of reports in this Plans List are considered to involve the following human rights issues:-

1. Articles 8: Right to respect for private and family life
 - i) Everyone has the right to respect for his private and family life, his/her home and his/her correspondence.
 - ii) There shall be no interference by a public authority with the exercise of this right except such as in accordance with the law and is necessary in a democratic society in the interests of national security, public safety or the economic well being of the country, for the prevention of disorder or crime, for the protection of health or morals, or for the protection of the rights and freedom of others.

3. The First Protocol

Article 1: Protection of property

Every natural or legal person is entitled to the peaceful enjoyment of his possessions. No-one shall be deprived of his possessions except in the public interests and subject to the conditions provided for by law and by the general principles of international law. The preceding provisions shall not, however, in any way impair the right of a State to enforce such laws as it deems necessary to control the use of property in accordance with the general interest or to secure the payment of taxes or other contributions or penalties.

Each report considers in detail the competing rights and interests involved in the application. Having had regard to those matters in the light of the convention rights referred to above, it is considered that the recommendation is in accordance with the law, proportionate and both necessary to protect the rights and freedoms of others and in the public interest.

***APPLICATION LEVELS AS DEFINED IN THE DISTRICT COUNCIL SCHEME OF DELEGATION**

LEVEL 1 APPLICATIONS

The following applications can be determined contrary to officer recommendation in balanced cases by the Area Chair and Head of Development and Building Control where the proposals lie within the development limits.

1. Dwellings

- 1-2 units (full) and less than 0.1 hectare (outline)

2. Offices/R&D/Light Industry

3. Heavy Industry/Storage/Warehousing

4. Retail/Distribution/Servicing

5. All Other Minor Developments

- Floorspace is less than 500 square metres and the site is less than a half hectare (applies to 2-5)

6. Minor Change of Use (In line with policy)

The following applications can be determined contrary to officer recommendation in balanced cases by the Area Chair and Head of Development and Building Control

1. Householder

- Householder developments are defined as those within the curtilage of residential property which require an application for planning permission and are not a change of use.

2. Adverts

3. Listed Building Consents (Alterations)

4. Listed Building Consents (Demolitions)

5. Conservation Area Consents

6. Demolition of unlisted buildings in Con. Areas

7. Others This category includes all decisions relating to:

- applications for Lawful Development Certificates for existing use (from July 1992); (**CLUEDs**)
- applications for Lawful Development Certificates for proposed use (from July 1992); (**CLOPUDs**)
- applications for Certificates of **Appropriate Alternative Development**;
- notifications under:
 - **Circular 18/84** (Development by Government Departments); and
 - **Circular 14/90** (Overhead electric lines).
- applications by the **British Coal Corporation** under Class A, Part 21 of the General Permitted Development Order 1995.
- Telecom Notifications, any Tree Application, Agricultural Notifications, County Matters, Demolition Prior Approvals.

LEVEL 2 APPLICATIONS

1. Dwellings

- More than 2 units (full) and more than 0.1 hectare (outline)

2. Offices/R&D/Light Industry

3. Heavy Industry/Storage/Warehousing

4. Retail/Distribution/Servicing

5. All Other Minor Developments

- Floorspace is more than 500 square metres and the site is more than a half hectare (applies to 1-5)

6. Change of Use

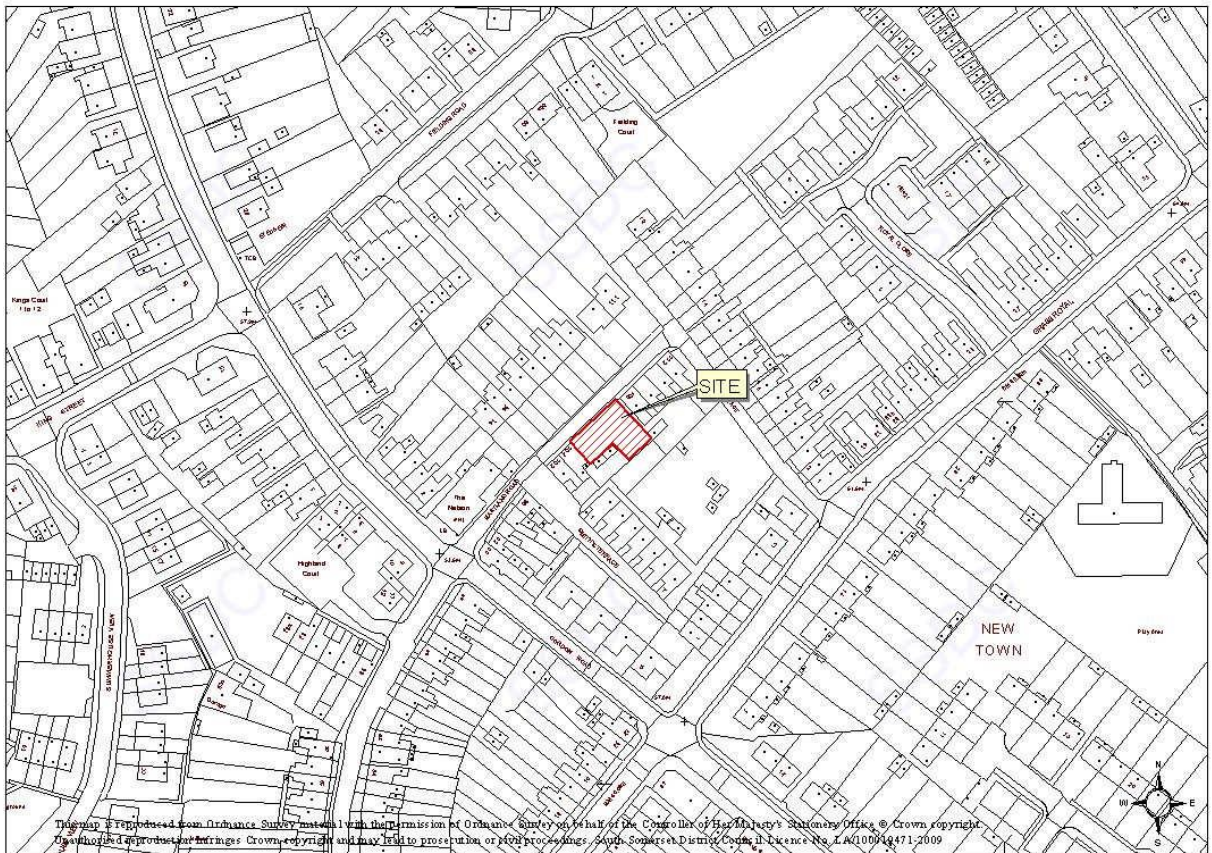
LEVEL 3 APPLICATIONS

Level 3 applications are likely to be developments that because of the significance of their impact should always be determined by the relevant Area Committee (or Regulatory Board where necessary). Whether an application falls into the Level 3 Category shall be decided by the Head of Development & Building Control in consultation with the relevant Area Chair.

1. Officer Report On Planning Application: 09/02215/OUT

Site Address:	Kingdom Hall Eastland Road Yeovil
Ward :	Yeovil (Central)
Proposal :	Residential development (356209/116595)
Recommending Case Officer:	Andrew Collins
Target date :	6th October 2009
Applicant :	Yeovil Congregations Of Jehovah's Witnesses
Type :	Minor Dwellings 1-9 site less than 1ha

SITE DESCRIPTION AND PROPOSAL



The property is located within the development area of Yeovil. The building is currently used as a place of worship.

Outline planning permission, with all matters reserved (access, appearance, landscaping, layout, scale) is sought for the demolition of the existing building and the erection of a residential development.

Amended indicative plans and Design and Access Statement have been received which identify 3 dwellings. 2 dwellings are shown as being 3 storeys with 3 bedrooms and 1 is shown as being 2 storeys with 2 bedrooms.

HISTORY

Various history for extensions and change of use of building, all approved.

POLICY

Section 38(6) of the Planning and Compulsory Purchase Act 2004 repeats the duty imposed under S54A of the Town and Country Planning Act 1990 and requires that decision must be made in accordance with relevant Development Plan Documents unless material considerations indicate otherwise,

Relevant Development Plan Documents

Regional Spatial Strategy (RSS) for the South West (RPG10) (adopted September 2001)

VIS1

VIS2

EN4

Somerset and Exmoor National Park Joint Structure Plan (adopted April 2000)

STR1 (Sustainable Development)

STR4 (Development in Towns)

Policy 48 (Access and Parking)

Policy 49 (Transport Requirements of New Development)

South Somerset Local Plan (Adopted April 2006)

ST3 (Development Areas)

ST5 (General Principles of Development)

ST6 (Quality of Development)

TP6 (Non-Residential Parking Provision)

CONSULTATIONS

Area Engineer - "No comment"

Somerset County Council - Highways -

Yeovil Town Council -

REPRESENTATIONS

3 letters of representation have been received. They raise the following concerns;

- Lack of parking proposed. Already problem with parking due to yellow lines in neighbouring streets and amount of traffic in vicinity. In addition, Nelson Inn has planning permission for conversion which would also add to problems.

CONSIDERATIONS

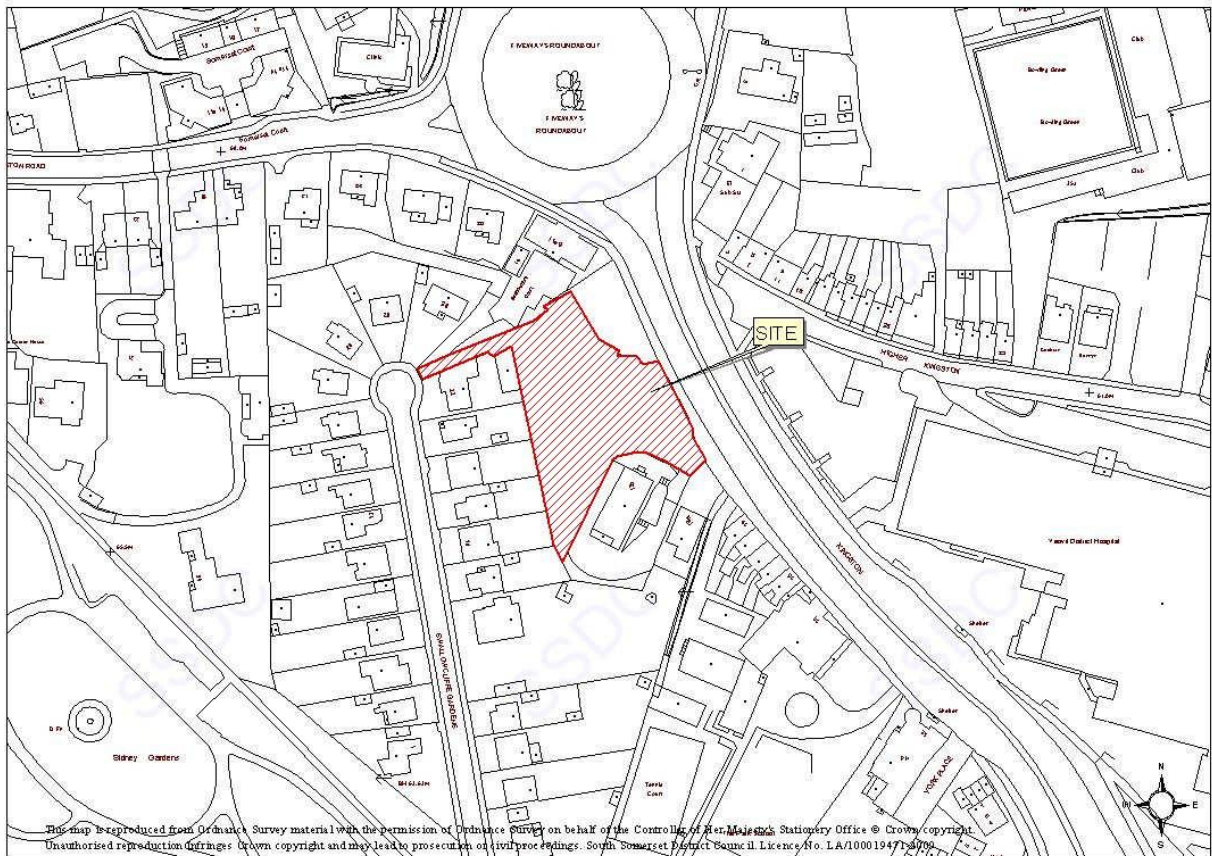
- Principle of development
- Level of proposed parking

The comments of Yeovil Town Council are invited.

2. Officer Report On Planning Application: 09/02735/FUL

Site Address:	The Old Court House Kingston Yeovil
Ward :	Yeovil (West)
Proposal :	Change of use of domestic garden to mixed use as domestic garden and place for the sale of hot food and drink to be consumed on the premises (GR 355352/116414)
Recommending Case Officer:	Jean Marshall

Target date :	1st October 2009
Applicant :	Mrs J Fuller
Type :	Minor Other less than 1,000 sq.m or 1ha



SITE DESCRIPTION AND PROPOSAL

The Old Court House is a Grade II Listed Building located just off the Preston Road roundabout at Higher Kingston. Whilst originally a Town House constructed around 1830, for much of the recent history of the building it has been in public ownership in the form of County Court Offices. In 1997 planning permission was then granted to convert the Court into its present use as a dwelling.

The proposal is to use part of the gardens to the Old Court House for the preparation and sale of barbecued food. There would be no physical change or parking facilities provided and it would not be proposed for takeaway purposes. No part of the main building is proposed to be used and it is the applicant's intention that purchasers would either sit on the grass or use the single table currently available, there would be no new building as the barbeque structure already exists.

Pedestrian access would be via the existing main gate as would any vehicular access and turning facilities exist within the driveway although the application is aimed at pedestrians particularly from the college and hospital.

The applicant acknowledges that a time condition and temporary permission maybe appropriate if permission is granted.

HISTORY

Application 08/00796/FUL. Erection of an extension -Granted.

Application 04/01330/LBC. Reconstruction of collapsed/defective garden boundary wall - Application permitted with conditions on 02/09/2004.

Application 03/01296/LBC. Erection of a stairway to the front door, gates at entrance to Swallowcliffe Gardens. Application permitted with conditions on 24/06/2003.

Application 02/02889/LBC. Internal and external alterations to main building to include first floor extension, window removal, and retaining boundary walls - Application refused on 18/11/2003.

Application 02/02887/FUL. Change of use of part of dwelling house into 2 No. self-contained flats and alterations and erection of a first floor extension for six letting rooms - Application refused on 18/11/2003.

Application 02/01231/TPO. Fell a holly tree, an English yew, an Irish yew and a Norway spruce shown as T6, T7, T8 and T3 of the South Somerset District (Yeovil No.11) Tree Preservation Order 1996 - Application went to Committee and a split decision was made on 17/10/2002.

Application 97/00848/LBC. Conversion of former County Court into a dwelling house, internal alterations and the demolition of extension to former County Court - Application permitted with conditions on 16/05/1997.

Application 96/02756/FUL. Change of use of premises from Use Class B1 (Offices) to Use Class C3 (Residential) to form two separate dwelling houses - Application permitted with conditions on 22/01/1997.

Application 94/02673/ADV (940744). Display of a non-illuminated freestanding double-sided sign - Application permitted with conditions on 11/05/1994.

Application Q417. Advertisement boards - Deemed approval on 29/04/1959.

POLICY

Section 38(6) of the Planning and Compulsory Purchase Act 2004 repeats the duty imposed under S54A of the Town and Country Planning Act 1990 and requires that decision must be made in accordance with relevant Development Plan Documents unless material considerations indicate otherwise,

Relevant Development Plan Documents

Regional Spatial Strategy (RSS) for the South West (RPG10) (adopted September 2001)

VIS1 Expressing the vision

VIS2 Principles for Future Development

SS6 Other Designated Centre for Growth

Somerset and Exmoor National Park Joint Structure Plan (adopted April 2000)

STR1 - Sustainable Development

Policy 9 The Built Historic Environment

South Somerset Local Plan April 2006 saved policies

ST3 - Development Areas

ST5 - Principles of Development

EH5 - Development Proposals affecting the setting of Listed Buildings

PPG15 Planning and the Historic Environment

Policy-related Material Considerations
South Somerset Sustainable Community Strategy
Goal 5
Goal 7

CONSULTATIONS

Town Council - Awaited

Local Highway Authority - Awaited

Area Engineer - no comment

Environmental Protection Unit- I have a number of concerns regarding this application.

With this form of catering, effective odour control is very difficult to achieve. Prolonged use of this barbecue will lead to unabated fugitive emissions of odour, which may well have a detrimental effect on local amenity.

Noise from patrons also has the potential for impact on local amenity, particularly if the site is allowed to operate late into the evening. It is difficult to estimate the scale of this impact since the capacity of the site is unknown.

No details are given in the application as to the provision of waste collection and control on the site.

While the current scale of the proposal appears at present to be limited, granting change of use at the site could lead to intensification of use at the site and hence greater environmental impact.

Until the applicant specially addresses these issues, I recommend refusal of the application.

Should the application be successful the applicant would need to contact the Food Safety team to discuss food safety and register the business 28 days before opening.

County Archaeologist - As far as I'm aware there are limited or no archaeological implications to this proposal and we therefore have no objections on archaeological grounds.

Other

REPRESENTATIONS

4 letters of objection/concern have been received raising the following issues:-

- the facilities would encourage vehicles, noise and rubbish
- hours of operation likely to be unsociable in the evening
- premises and garden are like a building site and need tidying up
- application is inappropriate to the property in question
- area unsuitable for selling food either to pedestrians or cars

- would probably visit premises if opened but concern over lack of parking facilities encouraging vehicles to stop en route out of town and there are no parking facilities other than private forecourts or on pavements and on roads in close proximity to roundabout and dual carriageway
- facilities exist at hospital, college and Park School already so most likely to attract people going out of town with own transport
- use not in keeping with residential area due to noise, smell, litter and disturbance and risk of scavenging animals
- comparison with similar outlets in Princes Street not valid as these facilities have car parking nearby which isn't the case here. Customers will inevitably attempt to arrive by car which will be a hazard for pedestrians and increase interference with the free flow of traffic on this busy road.

CONSIDERATIONS

The main issues to consider are the impact the proposed change of use may have on residential amenity in the area, impact on the setting of the Listed Building and highway implications particularly any impact on the adjoining highway or conflict of vehicles and pedestrians. Planning conditions could be used to control a number of elements in respect of this proposal particularly in relation to matters raised by the Environmental Protection Unit. Further details of the matters raised in their consultation response have been sought from the applicant's agent.

RECOMMENDATION)

The views of the Town Council are invited

3. Officer Report On Planning Application: 09/03051/FUL

Site Address:	52 Grove Avenue Yeovil Somerset
Ward :	Yeovil (West)
Proposal :	New garage roof and front wall with associated landscaping works and rainwater goods. (GR 354907/116330)
Recommending Case Officer:	Sam Fox
Target date :	2nd October 2009
Applicant :	Dr Tim Bevan
Type :	Other Householder - not a Change of Use

SITE DESCRIPTION AND PROPOSAL



The property is a two storey semi-detached dwelling located to the east of Grove Avenue within a conservation area and the development area of Yeovil. The property is of red brick construction with white UPVC windows under a tiled roof. The property currently benefits from an attached garage, a side and rear extension. The surrounding properties are a mix of two storey semi-detached and detached properties of similar age and design.

The proposal is for a new garage roof, a new front wall with associated landscaping works and rainwater goods.

HISTORY

None recent

POLICY

Section 38(6) of the Planning and Compulsory Purchase Act 2004 repeats the duty imposed under S54A of the Town and Country Planning Act 1990 and requires that decision must be made in accordance with relevant Development Plan Documents unless material considerations indicate otherwise,

Regional Spatial Strategy

Vis 1 - Expressing the Vision

Vis 2 - Principles for Future Development

EN4 - The Built Environment

Somerset and Exmoor National Park Joint Structure Plan (Adopted 2000)

STR1 - Sustainable Development

South Somerset Local Plan (Adopted April 2006)

ST5 - General Principles of Development

ST6 - The Quality of Development
EH1 - Conservation Areas

CONSULTATIONS

SSDC Technical Services - No comment

SCC Highways - If the height of the wall and railings exceed 900mm visibility for vehicles emerging will be restricted. However if these works could be carried out under permitted development it maybe considered unreasonable to raise highway objection, therefore the planning officer may wish to clarify this.

REPRESENTATIONS

Four neighbours have been notified and a site notice put up, no comments received to date, consultation period ends 10 September 2009.

CONSIDERATIONS

In this case the main considerations are

Impact on form, character and setting of the area, will this adversely affect the street scene.

Impact on residential amenity.

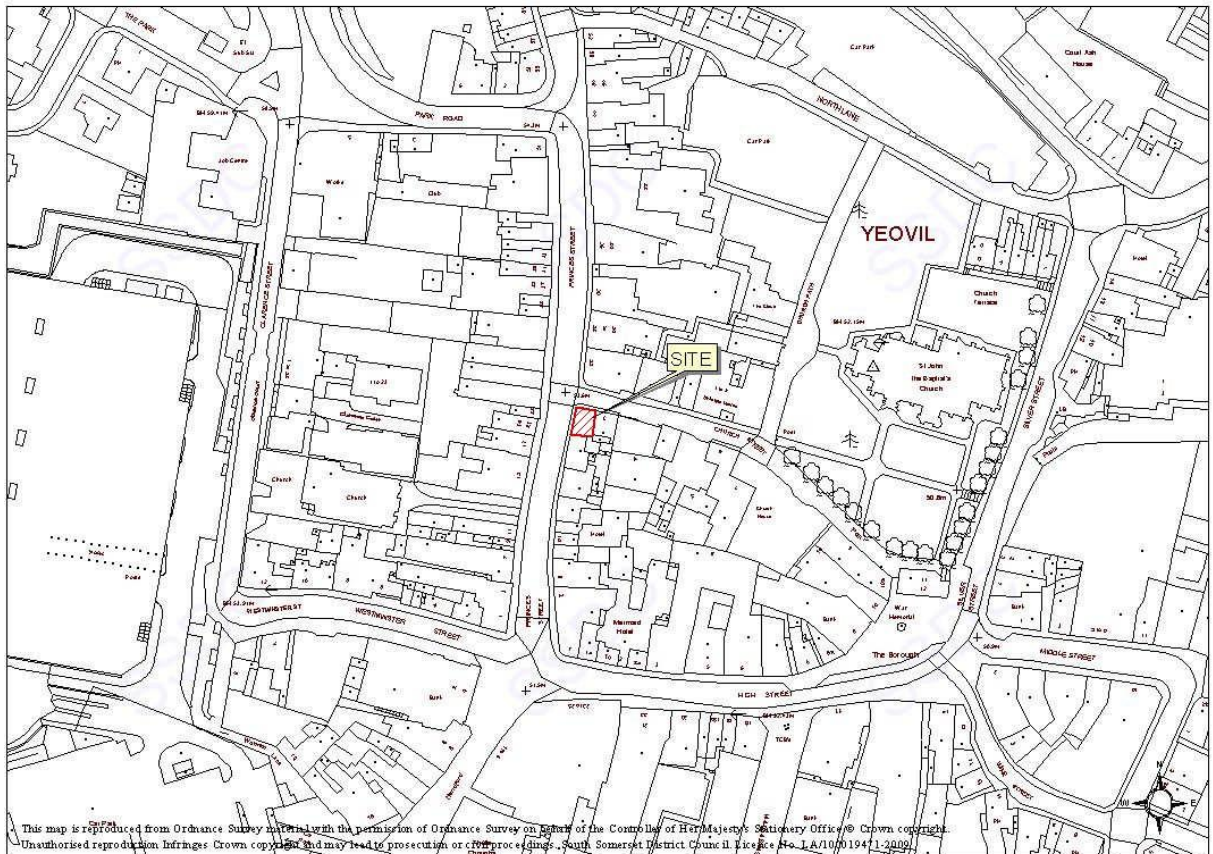
RECOMMENDATION

The observations of the Town Council are invited.

4. Officer Report On Planning Application: 09/03122/COU

Site Address:	20 Princes Street Yeovil Somerset
Ward :	Yeovil (Central)
Proposal :	The change of use of ground floor of premises from A2 (Financial/Professional Services) to A1 (Shop) (Retrospective)(GR355578/116041)
Recommending Case Officer:	Sam Fox
Target date :	25th September 2009
Applicant :	Tilzey Studios Ltd
Type :	Other Change Of Use

SITE DESCRIPTION AND PROPOSAL



The property is a two storey attached commercial premises located on the corner of Princes Street and Church Street within a conservation area and the development area of Yeovil. The surrounding properties are a mix of two and three storey attached commercial premises of similar age and varying design with many of the properties being Grade II Listed Buildings. The site has offices on the first floor and was previously an estate agents on the ground floor.

This is a retrospective application for a change of use for the ground floor from A2 (Financial/Professional Services) to A1 (Shop). The site is currently being run as a milkshake shop.

HISTORY

96/01905/ADV - The display of two internally illuminated display cabinets. Application permitted with conditions.

96/01344/ADV - The display of two internally illuminated display units. Application refused.

95/07479/FUL - Change of use of premises from shop to estate agents office. Application permitted with conditions.

91/02813/ADV - Display of non illuminated projecting sign. Reg3 COUNTY (SSDC raise no objections).

91/02825/FUL - Demolition of outbuildings the carrying out of alterations formation of pedestrian access onto Princes Street and erection of extension to shop photographic studio. Application permitted with conditions.

POLICY

Section 38(6) of the Planning and Compulsory Purchase Act 2004 repeats the duty imposed under S54A of the Town and Country Planning Act 1990 and requires that decision must be made in accordance with relevant Development Plan Documents unless material considerations indicate otherwise,

Regional Spatial Strategy
Vis 1 - Expressing the Vision
Vis 2 - Principles for Future Development
EN4 - The Built Environment

Somerset and Exmoor National Park Joint Structure Plan (Adopted 2000)
STR1 - Sustainable Development
STR4 - Development in Towns

South Somerset Local Plan (Adopted April 2006)
ST5 - General Principles of Development
ST6 - The Quality of Development
EH1 - Conservation Areas
EH5 - Development Proposals Affecting the Setting of Listed Buildings
MC7 - Design in Town Centres

CONSULTATIONS

SSDC Technical Services - No comment
SCC Highways - No observations

REPRESENTATIONS

Nine neighbours have been notified, no comments have been received to date, a site notice put up and an advert placed in the local press.

CONSIDERATIONS

What effect do the alterations have on the form, character, and setting of the locality?
Does the design have proper regard to the proposal's relationship to its surroundings?
Does the design develop and enhance local character?
Do the proposed alterations make reasonable and practicable provision to provide access for all users?

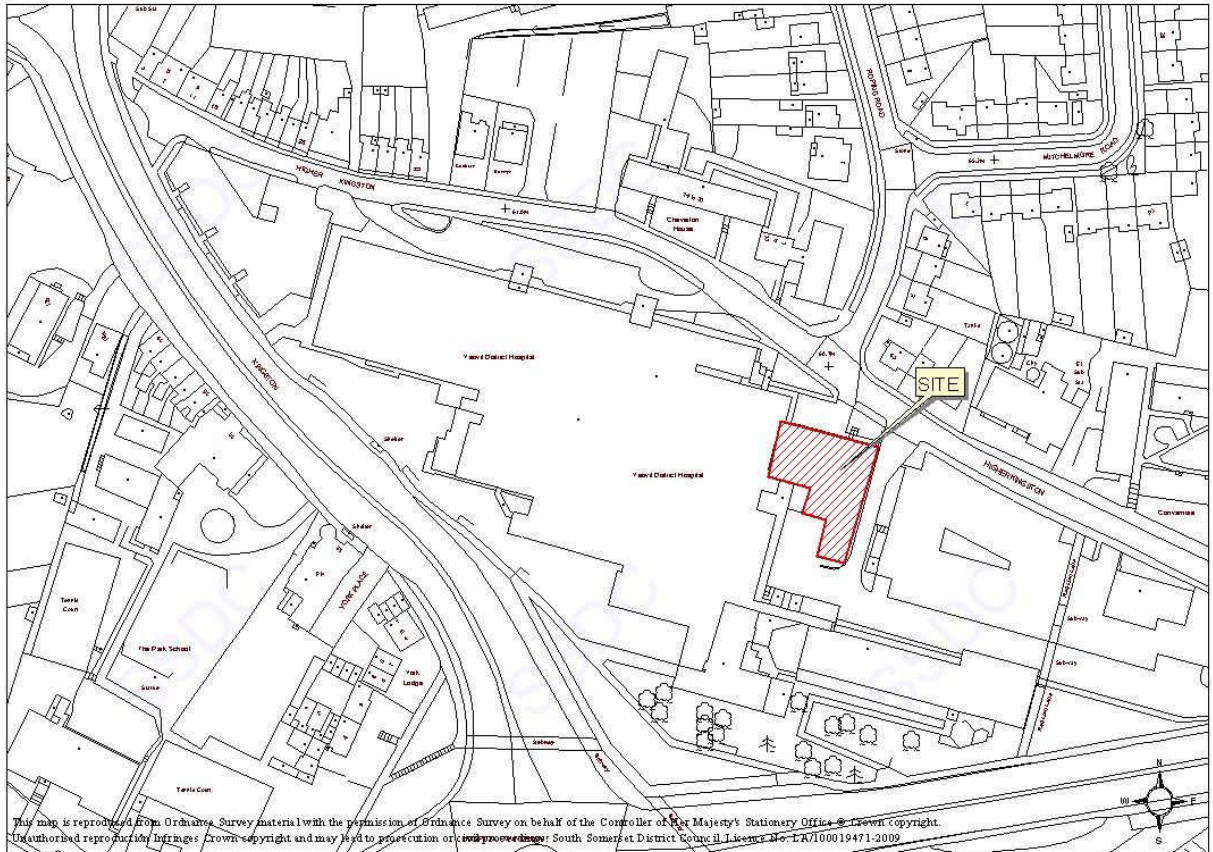
RECOMMENDATION

The observations of the Town Council are invited.

5. Officer Report On Planning Application: 09/03125/FUL

Site Address:	Yeovil District Hospital Higher Kingston Yeovil
Ward :	Yeovil (Central)
Proposal :	The erection of a rooftop extension (GR 355505/116348)
Recommending Case Officer:	Andrew Collins
Target date :	8th October 2009
Applicant :	Mr Robert Steele - Yeovil District Hospital
Type :	Minor Other less than 1,000 sq.m or 1ha

SITE DESCRIPTION AND PROPOSAL



The property is located within the development area of Yeovil.

Planning permission is sought to erect a rooftop extension on Eastern rooftop of the hospital. The extension is proposed to accommodate a new Sterile Services Department that would be compliant with all healthcare guidelines. The department is required for the cleaning and sterilising of all equipment used in the hospital. The existing unit is proposed to be relocated from another section of the hospital to the new purpose built extension.

The extension is proposed to be 599m², single storey and located on the existing hospital roof at level 5. Plant is required to be sited on level 2 beneath the existing yard undercroft. Roof duct work is also required for the new facility.

The extension would be constructed in pre-manufactured structural modules which would be craned onto the roof. Windows are proposed on the north and east elevations. External walling material is proposed to be a cladding with the majority being a silver / grey with feature panels in a range of blue tones.

The agent has stated that the existing unit will be absorbed into the hospital and that there would be no increase in the current staffing levels of this unit.

HISTORY

Numerous history since 1950's to 2006. None of particular relevance to this application.

POLICY

Section 38(6) of the Planning and Compulsory Purchase Act 2004 repeats the duty imposed under S54A of the Town and Country Planning Act 1990 and requires that

decision must be made in accordance with relevant Development Plan Documents unless material considerations indicate otherwise,

Relevant Development Plan Documents

Regional Spatial Strategy (RSS) for the South West (RPG10) (adopted September 2001)

VIS1

VIS2

EN4

Somerset and Exmoor National Park Joint Structure Plan (adopted April 2000)

STR1 (Sustainable Development)

STR4 (Development in Towns)

Policy 48 (Access and Parking)

Policy 49 (Transport Requirements of New Development)

South Somerset Local Plan (Adopted April 2006)

ST3 (Development Areas)

ST5 (General Principles of Development)

ST6 (Quality of Development)

TP6 (Non-Residential Parking Provision)

CONSULTATIONS

Area Engineer - "No comment"

Somerset County Council - Highways - "No observations."

Yeovil Town Council -

REPRESENTATIONS

None received at time of writing report.

CONSIDERATIONS

- Scale
- Design
- Materials of proposal
- Effect upon visual amenity
- Effect upon residential amenity

The comments of Yeovil Town Council are invited.

PLANNING DECISIONS

08/05144/FUL The demolition of 51 PRC units (31 houses and 20 flats) and the erection of 109 houses at Land At St Georges Avenue Yeovil Somerset BA21 4QY. Applicant: South Somerset Homes

REFUSED

09/00559/LBC Alterations and repair to annex roof, painting of front door and existing rainwater goods at Flat 2 1 Penn Hill Yeovil Somerset BA20 1SF. Applicant: Mr O Pope

APPROVED subject to conditions

09/01943/FUL The construction of an open cycle gas turbine generator with associated structures and fencing at Land Rear Of 1 To 6 Oxford Road Pen Mill Trading Estate Yeovil Somerset BA21 5HR. Applicant: Mr P Trussler

APPROVED subject to conditions

09/02244/FUL The construction of a new shop front and alterations to entrance doors (Retrospective Application) at 37 Middle Street Yeovil Somerset BA20 1LS. Applicant: Mr David Campbell

APPROVED subject to conditions

09/02313/FUL Alterations and the erection of a warehouse extension not in compliance with condition 4 of application 08/03944/FUL (Revised Scheme to application 08/03944/FUL) at Asda Stores Ltd Preston Road Yeovil Somerset BA20 2HB. Applicant: Asda Stores Ltd

APPROVED subject to conditions

09/02364/FUL Extension to and conversion of existing partially underground bunker to form a dwellinghouse (Revised Application) at Former Royal Observer Corps Headquarters Southwoods Yeovil Somerset BA20 2QQ. Applicant: Ms L Merchant

APPROVED subject to conditions

09/02431/FUL The erection of a conservatory to rear of dwelling at 13 Folly Fields Yeovil Somerset BA21 4PH. Applicant: Mr Peach

APPROVED subject to conditions

09/02526/LBC Retention of existing sash windows on front elevation (retrospective application) at 225 Preston Road Yeovil Somerset BA20 2EW. Applicant: Mr and Mrs P B Langford

REFUSED

09/02528/FUL Alterations, extension and the conversion of existing single dwelling into 2 No. flats at 6 Hill View Yeovil Somerset BA21 4HW. Applicant: Mr Carter

REFUSED

09/02542/TPO Application to fell a Cedar tree shown as T3 in the South Somerset District Council (Yeovil No. 3) Tree Preservation Order 1997 at 91 Ilchester Road Yeovil Somerset BA21 3BJ. Applicant: Mr Michael Bryant

APPROVED subject to conditions

09/02603/FUL Alterations and the erection of two storey rear extension to dwelling at 7 Bell Chase Yeovil Somerset BA20 2FE. Applicant: Mr and Mrs Handyside

WITHDRAWN

09/02836/R3C The erection of a temporary Elliott building to accommodatæ the re-located pre-school at Westfield Community School Stiby Road Yeovil Somerset BA21 3EP. Applicant: Somerset County Council

NO OBJECTION

Note:

Highlighted Planning Decisions:

Decision of District Council differs from Yeovil Town Council Recommendation.



Yeovil Town Council

**LOCAL GOVERNMENT (MISCELLANEOUS PROVISIONS) ACT 1982
STREET TRADING**

Summary Report of Application to Trade

Name of applicant	Trading Name
Michael Parkes	Big Bunch
Details of the goods, produce or food applicant proposing to sell	
Flowers	
Type and size of stall	
3m x 3m Canopy	
Dates and times proposing to operate stall	
Daily	
Location requested (plan attached)	
Pitch 12	
Comments/Observations from Assistant Town Clerk	
Mr Parkes is expanding his successful business in King George Street. This will provide him with a usefully sited pitch towards the bottom of town.	

The Committee is **RECOMMENDED** to

1. Consider the above application for a new Street Trading Consent in line with the policy; and
2. Consider locating the unit at pitch or adjacent pitch