

North Petherton Town Council

Planning

Minutes of the Planning Committee of North Petherton Town Council held on 14th February 2022 in the Small Hall of North Petherton Community Centre starting at 7:00 pm

Committee Members Present :- Councillor A Bradford
Councillor L Parchment
Councillor B Sellick
Councillor Mrs L Spelman-Ives
Councillor P Spencer
Councillor J Taylor

Also in Attendance :- Mr D Angel BokLok
Ms R Randall SW Homes
Mr C Winter SW Homes
Cllr Mrs L Hyde
Mr R Latham Town Clerk

P09/2022 Apologies

Apologies were received from Cllr Ives

P10/2022 Declarations of interests

Cllr Sellick declared an interest in application 37/22/00165, and left the meeting whilst this item was discussed.

P11/2022 Community Time

Dan Angel, representing BokLok, gave a presentation relating to the proposed development on the Gateway site. He stated that a consultation exercise about the Development Design Principles was due to start at the end of the week until March 11th. Members asked that all relevant residents be included in the process. He described the company's method of construction and how it differed from traditional methods, and answered various questions on this. Most of the elements of the houses would be fabricated off site in the UK by Top Hat Ltd.

Rebecca Randall and Chris Winter from South West Developments answered questions relating to application 37/22/00004. Members asked that detailed measurements of the proposed access be sent to the Council for information.

P12/2022 Minutes of Previous Meeting

The minutes of the meeting held on 17th January 2022 were agreed as a correct record.

P13/2022 Matters Arising

Cllr Taylor reported that salt bags had been placed next to the Huntworth Railway bridge.

P14/2022 New Planning Applications for Consideration

Application 37/21/00165 was deferred.

P14/2022- 1	37/21/00163	Plot Ref :-	Type :-	Full
	Applicant Name :-	Mr Corbett	Date Received :-	27/01/2022
	Location :-	4 Manor Barns, Primore Road West Newton TA7 0BD	Date Returned :-	15/02/2022
	Proposal :	Demolition of existing outbuilding and erection of a two storey outbuilding with office space. 21st Feb		
	Observations :	Support as an improvement to the housing stock The development should comply with the highest standards of sustainability		

P14/2022- 2 37/21/00165 Plot Ref :- Type :- Full
Applicant Name :- Gadd Properties Ltd Date Received :- 24/01/2022
Location :- Burnt House Date Returned :-
Pertherton Road
North Newton
TA7 0BD
Proposal : Approval of the details of appearance, landscaping, layout and scale, for the
demolition of existing agricultural buildings and erection of up to 7 dwellings with
access thereto.
19th Feb
Observations :

P14/2022- 3 37/22/00004 Plot Ref :- Type :- Full
Applicant Name :- West of England Developments (Date Received :- 24/01/2022
Location :- Batts Farm Date Returned :- 15/02/2022
Newton Road
North Petherton
TA6 6NA
Proposal : Approval of the details of appearance, landscaping, layout and scale, for the
erection of 33no. dwellings with associated access and link road, public open
space, attenuation pond and drainage infrastructure.
17th Feb
Observations : Support as an attractive development of the site
The development should comply with the highest standards of sustainability

P15/2022 27/21/00130 Colley Lane

Members resolved not to change the Council's previous decision

P16/2022 37/21/00157 Thistle Bank Farm

Members resolved to withdraw the Council's objection

P17/2022 Items for Payment

The following payments were approved:

Greenslades	£875.19	Cemetery maintenance
Viking	£156.04	Postage and stationery
GWB Services	£4,845.30	Street cleaning etc. Nov & Dec 21
GWB Services	£2,810.30	Street cleaning etc. January 22
Rialtas Business Solutions	£142.80	Software support - Planning
Ashfords	£1,514.40	Legal fees N Newton playing field lease
EDF	£297.20	Electricity library Dec 21
N Petherton Community Centre	£126.00	Room hire
Zurich Insurance	£99.31	Library Friends insurance

NPPFCT

GWB Services £150.00 Equipment inspection

P18/2022 Matters of Report

Cllr Taylor commented on the recent visit to the proposed new sewage works site. He also reported on a recent Audit and Standards Committee meeting, where proposals to remove local councils from commenting on changes to Sec 106 agreements had been rejected. Cllr Mrs Hyde reported on recent meetings at the Community Centre.

The Meeting closed at : 8:35 pm

Signed :

Chairman

Date:

On behalf of :-

North Petherton Town Council