

CASTLE CARY TOWN COUNCIL PLANNING COMMITTEE
Minutes of Meeting held on Monday 5th February 2018
at 6.30pm
The Market House, Castle Cary

	APPROVED MINUTES	ACTION
	PRESENT: Pek Peppin Judi Morison Penny Steiner Nick Weeks Martin Atkins	
	OFFICER PRESENT: Claire Craner-Buckley	
	MEMBERS OF THE PUBLIC:	
P10	APOLOGIES Barbara Williams, Sally Snook, Debra Henderson	
P11	MINUTES OF THE PREVIOUS MEETING – 8th January 2018	
	Minutes approved.	
P12	MATTERS ARISING FROM THE PREVIOUS MEETING (not mentioned on the agenda)	
	None	
P13	To agree any items to be dealt with after the public, including the press have been excluded. (A resolution to be passed by Councillors)	
	2 items to be discussed in camera.	
P14	DECLARATIONS OF INTEREST	
	Nick Weeks as Chair of Area East informed the meeting that he would not vote on any applications	
P15	To consider the list of applications received as at Wed 31 st January 2018	
	P15/1 17/03795/REM	
	Castle Cary Constitutional Club Ltd Station Road Castle Cary BA7 7BY	
	Application for reserved matters following approval of 16/00435/OUT to include details of appearance, landscaping, layout and scale	
	A discussion covered the following points: 1.The Planning Committee feel that the site will be over-developed. We still believe 8 houses is a better number of houses for the site than 10. 2. The proportions of the windows are ill conceived. 3. Aesthetically the houses will not be in keeping with the housing style in Castle Cary 4. The houses are a poor design that will be here for the next 30 years 5. The Committee is not in favour of the render; it often doesn't last. 6. The lack of photovoltaics is disappointing, particularly as the development is facing a good direction 7. The lack of lintels on the lower windows looks odd	

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	8. The previous question about the upstairs space hasn't been answered 9. What is happening with the Chimney pots?	
	DECISION Unanimous vote against	
	P15/2 17/04927/LBC	
	Mr & Mrs Bynoe Scotland House South Street Castle Cary BA7 7ES	
	The carrying out of alterations to outbuilding to include part demolition of outbuilding and the re-siting of external steps as approved under 16/05392/LBC	
	Discussion PP showed the changes proposed	
	DECISION Unanimous vote in support	
	P15/3 17/04935/LBC	
	Mr Carl Richardson	
	The erection of 2 No. bungalows attached to boundary wall (Revised application to 16/04435/LBC- amendments to 2 No. bungalows to maintain ridge level of roofs are beneath boundary wall).	
	Discussion: SSDC have already decided to approve this amendment.	
	DECISION Unanimous vote in support	
	P15/4 18/00148/FUL & 18/00149/LBC	
	Ms D Henderson Cary Place 4 Upper High St Castle Cary BA7 7AR	
	Proposed new boundary wall to rear of Cary Place	
	Discussion: Planning Permission is required as this is a Listed Building & due to the height of the proposed wall. Cary stone would need to be used.	
	DECISION Unanimous vote in support on the condition that the new wall is made of Cary stone on both sides.	
	P15/5 18/00164/LBC	
	Mr Quantrill (Agent) George Hotel Market Place Castle Cary BA7 7AH	

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	To raise the existing height of the central chimney used for live fires from .900m to 1.8m in order to comply with Part J of the Building regulations using matching materials	
	Discussion: This is a safety matter due to thatched roof.	
	DECISION Unanimous vote in support	
	P15/6 17/01064/FUL APPEAL Deadline 15.3.18	
	Mr Andrew Hopkins Land at Camp Road Dimmer Lane Dimmer Castle Cary	
	Erect security building and staff parking area. Erect perimeter security fencing all in association with the storage of motor vehicles. Change of use of the land from B2-B8 use.	
	Discussion: PP readvised the Committee of the reasons it rejected the proposal last year (3.4.17). Tonight's discussion covered: the number of vehicle movements by Car Transporters is unknown. The key issue is the very narrow B3153 road & low bridge. The site is B2 at moment. A discussion took place about whether B8 would be better for town as it is the lowest impact industrial usage class.	
	DECISION PP will draft a response to the Appeal Inspector including the Waste Transfer Station going ahead near by at Dimmer & the road & transport issues. She will circulate a draft for comments as this has to be in by early March.	
P16	PLANNING DETERMINATIONS AND HEARINGS	
	P16/1 17/04516/FUL	
	Mrs & Mrs Simon & Margaret Bebbington April Place South Cary Lane Castle Cary BA7 7ER	
	Erection of outbuilding containing hobby room and garden storage (Retrospective)	
	PERMISSION GRANTED SUBJECT TO CONDITIONS	
	P16/2 17/04669/FUL	
	Mr S Rymer 5 Priory Close Castle Cary BA7 7DH	
	Formation of a bay window on front elevation of the dwelling	
	PERMISSION GRANTED SUBJECT TO CONDITIONS	
	P16/3 17/04654/FUL	

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	Mr & Mrs Richard Ballinger Snooks Cottage South Street Castle Cary BA7 7EW	
	Replacing existing UVPC front door and frame with oak plank panelled door and oak frame. Fitting outside light by door	
	PERMISSION GRANTED SUBJECT TO CONDITIONS	
	P16/4 17/04724/FUL	
	Mr Tim Heal Bull Farm Dimmer Lane Castle Cary BA7 7NR	
	Erection of single storey extension and change of use under B2 (General Industrial) for use specific as vehicle car repair and maintenance.	
	PERMISSION GRANTED SUBJECT TO CONDITIONS	
	P16/5 18/00098/NMA	
	Mr Carl Richardson The Priory Priorygate Court BA7 7HT	
	Application for a Non Material Amendment to 16/04434/FUL to maintain ridge level of roofs beneath boundary wall to 2 No. bungalows.	
	APPLICATION PERMITTED	
	P16/6 17/04756/LBC	
	Mr David Hoddinott Cul De Cottage South Street Castle Cary BA7 7ES	
	Internal alterations and replacement of 5 No. windows on front elevation	
	APPLICATION PERMITTED WITH CONDITIONS	
	P16/7 17/04282/FUL	
	Mr & Mrs Colin Targett	
	Higher Cockhill Farm Coopers Ash Lane Cockhill Castle Cary BA7 7NY	
	Proposed single storey extension	
	APPLICATION PERMITTED WITH CONDITIONS	
P17	Core Strategy and/or section 106	
P18	In camera session	

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	These minutes are a true and accurate account of the meeting: Signed Chair of Planning Committee Dated: 5 th February 2018	
	Document Distribution: Town Councillors, District & County Councillors, Clerks	