



**CASTLE CARY TOWN COUNCIL
EXTRAORDINARY PLANNING COMMITTEE DRAFT MINUTES of MEETING held
Monday 23rd July 2018 at 6.30pm in The Market House**

APPROVED MINUTES

Present: Sally Snook, Martin Atkins, Justin Birch, Bob Gilbey, Debra Henderson, Penny Steiner, Nick Weeks

Officer Present: Sue Hake, Town Clerk

Members of Public: 3

SS explained the this Extraordinary Planning Meeting was being held because the Town Council is being put under pressure to provide responses to the District Council without sufficient time for adequate consideration. This is due to the SSDC Planning office not issuing the applications in a timely manner

P66 Apologies for absence

Barbara Williams, Judi Morison, Pek Peppin, Terry Philpott,

P67 To approve the minutes of the meeting held on Monday 2nd July 2018

Resolved: Deferred to the August Meeting

P68 Matters arising from the minutes (not listed on the agenda)

No Matters arising

P69 To agree any items to be dealt with after the public, including the press have been excluded. (A resolution to be passed by Councillors)

No items requested to be excluded

P70 Declarations of Interest

Resolved: Nick Weeks as Chair of SSDC Area East informed the meeting that he would not vote on any applications

PP (in her absence) and MA both declared an interest in P71/3 18/01871/FUL as customers of Mr M Foote

No further declarations received

P71 To consider the list of applications received (as at Wednesday 18th July 2018) detailed below

P71/1 18/00944/LBC

Mr Nick Crowley 3 High St, Castle Cary BA7 7AN

The display of 1 No. non illuminated hanging sign

Discussion:

SS noted the building is listed and that the date the application arrived in the postroom at SSDC was March 2018

NW the Conservation Officer has not seen this application, the planning office has sat on this and now it is rushed.

The design of the sign was discussed

DH noted the sign does not say the name of the business and stated it would have been useful to have had the Conservation Officer's comments first.

DECISION: 4 In Favour and 2 abstentions

P71/2 18/01501/FUL

Miss Nicola Blackmore Egret House Lower Woodcock St Castle Cary BA7 7BH

The erection of a garden shed

Discussion: SS stated only 1 neighbour has been notified and questioned why this is so when numerous neighbours have been informed of Item P71/3.

Key factor is that that this property is within the Conservation area.

The location of the Garden shed was discussed along with dimension and positioning confirmed to be next to the allocated parking space behind the railings that are adjacent to the pavement.

Different options of softening the appearance were discussed with the suggestion of either painting in an appropriate colour or landscaping with trellis and plants

DECISION: Unanimously In Favour subject to the Conservation officer's agreement with the suggestion of softening the appearance with an appropriate paint scheme or landscaping

P71/3 18/01871/FUL

Mr M Foote 2 Bailey Hill, Castle Cary BA7 7AD

Change of use of premises from use class A1 (retail) to use class B1 (office)

Discussion:

The principle of change of use was discussed and SS informed councillors that requests for change from B1 office use to residential C3 is often regarded as permitted development and that the Town Council are not invited to make comments. In this case the owner is also seeking permitted development to change his current office to residential along with a possible move to 2 Bailey Hill which is smaller.

Concerns were raised about loss of a retail space in the Town Centre but agreed this particular application would be retaining a business at present

DECISION: 5 In Favour and 1 abstention

The Planning Committee are pleased to retain the business in the town but concerned this may be lost should it then be permitted to change to residential and ultimately create a further loss of business premises in the town.

P72 To note any determination notices and notices of appeal received
None received

P73 To consider information received on Core Strategy or section 106 agreements
No discussion

P74 Items to be discussed in camera.
No Items in Camera