

You are requested to attend a meeting of the Planning Committee to be held in West Monkton Primary School, Bridgwater Road, Bathpool on 12 September 2018 at 6.15 pm.

Agenda

1 Apologies.

2 Minutes of the previous meeting of the Planning Committee - To Follow.

3 Public Question Time.

4 Declaration of Interests.

To receive declarations of Disclosable Pecuniary Interests or personal or prejudicial interests, in accordance with the Code of Conduct, in relation to items on the agenda. Such interests need to be declared even if they have already been recorded in the Register of Interests. The personal interests of Councillors who are County Councillors or Town or Parish Councillors will automatically be recorded in the minutes.

5 53/18/0005 (Pages 5 - 26)

Application for approval of reserved matters for outline application 53/16/0012 for up to 30 dwellings, 3 live/work units, public open space, landscaping, and associated highways, engineering and infrastructure works at Land to the East of North and West Villas, Dene Road, Cotford St Luke, Taunton(Amended plans including details such as internal layouts and elevational treatment. Additional plans to address handing where previously missing)

6 38/18/0185 (Pages 27 - 52)

Proposed demolition of swimming pool and erection of mixed use development comprising of retail, commercial, restaurant, residential, car park and associated public realm at Coal Orchard, Taunton

7 38/18/0173 (Pages 53 - 72)

Erection of 88 assisted living extra care apartments (Use class C2) with ground floor restaurant and associated car parking, mobility scooter parking, cycle stores, private landscaping and public art at Quantock House, Paul Street, Taunton

- 8 38/18/0165 (Pages 73 - 74)
- Variation of condition 03 (occupation of annexe by seasonal farm workers) of planning approval 38/11/0687 at Cutliffe Farm, Sherford
- 9 38/18/0144 (Pages 75 - 88)
- Reserved matters for the approval of layout, scale, appearance and landscaping for the proposed development of Area I, Firepool Lock to provide 44 residential dwellings
- 10 38/18/0108 (Pages 89 - 112)
- Re-development of the Lyngford House site into 45 (C2 use class) assisted living dwellings consisting of 6 apartments, 33 new build houses, conversion and refurbishment of Lyngford House into 3 apartments and communal facilities, conversion and refurbishment of associated listed cottages (Coach House and Stables) into 3 houses. All with associated landscaping. Demolition of the conference centre and apartment block, closure of the Lyngford Lane site entrance, changes for pedestrians and cyclists and relocation of the Selworthy Road entrance to allow for a new key view and approach to Lyngford House as amended by plans 918/109B, 113A, 105A, 115 and 918/410 Rev B, 402C, 405 and 412B
- 11 Latest appeals and decisions received (Pages 113 - 132)

Bruce Lang
Assistant Chief Executive

4 September 2018

Members of the public are welcome to attend the meeting and listen to the discussions.

There is time set aside at the beginning of most meetings to allow the public to ask questions.

Speaking under "Public Question Time" is limited to 4 minutes per person in an overall period of 15 minutes. The Committee Administrator will keep a close watch on the time and the Chairman will be responsible for ensuring the time permitted does not overrun. The speaker will be allowed to address the Committee once only and will not be allowed to participate further in any debate.

Except at meetings of Full Council, where public participation will be restricted to Public Question Time only, if a member of the public wishes to address the Committee on any matter appearing on the agenda, the Chairman will normally permit this to occur when that item is reached and before the Councillors begin to debate the item.

This is more usual at meetings of the Council's Planning Committee and details of the "rules" which apply at these meetings can be found in the leaflet "Having Your Say on Planning Applications". A copy can be obtained free of charge from the Planning Reception Desk at The Deane House or by contacting the telephone number or e-mail address below.

If an item on the agenda is contentious, with a large number of people attending the meeting, a representative should be nominated to present the views of a group.

These arrangements do not apply to exempt (confidential) items on the agenda where any members of the press or public present will be asked to leave the Committee Room.

Full Council, Executive, Committees and Task and Finish Review agendas, reports and minutes are available on our website: www.tauntondeane.gov.uk



The meeting rooms at both Brittons Ash Community Centre and West Monkton Primary School are on the ground floor and are fully accessible. Toilet facilities, with wheelchair access, are available.

Lift access to the Council Chamber on the first floor of Shire Hall, is available from the main ground floor entrance. Toilet facilities, with wheelchair access, are available through the door to the right hand side of the dais.



An induction loop operates at Shire Hall to enhance sound for anyone wearing a hearing aid or using a transmitter.

For further information about the meeting, please contact the Democratic Services on 01823 219736 or email democraticservices@tauntondeane.gov.uk

If you would like an agenda, a report or the minutes of a meeting translated into another language or into Braille, large print, audio tape or CD, please telephone us on 01823 356356 or email: enquiries@tauntondeane.gov.uk

Planning Committee Members:

Councillor R Bowrah (Chairman)
Councillor M Hill (Vice-Chair)
Councillor J Adkins
Councillor M Adkins
Councillor W Brown
Councillor S Coles
Councillor J Gage
Councillor C Hill
Councillor S Martin-Scott
Councillor I Morrell
Councillor S Nicholls
Councillor J Reed
Councillor N Townsend
Councillor P Watson
Councillor D Wedderkopp