

REGULATION COMMITTEE

Thursday 1 December 2022

2.00 pm Luttrell Room - County Hall,
Taunton – and virtual joining option for
non-committee members



To: The members of the Regulation Committee

Cllr T Lock (Chair), Cllr S Coles (Vice-Chair), Cllr J Baker, Cllr B Bolt, Cllr M Caswell, Cllr M Dunk, Cllr T Grimes, Cllr E Hobbs, Cllr M Martin, Cllr M Murphy, Cllr K Pearce, Cllr A Soughton and Cllr M Wale

All Somerset County Council Members are invited to attend.

Issued By Scott Wooldridge, Monitoring Officer and Head of Governance and Democratic Services - 23 November 2022

For further information about the meeting, please contact Jamie Jackson on 01823 357628 or democraticservicesteam@somerset.gov.uk or Fiona Abbott on 01823 357628 or democraticservicesteam@somerset.gov.uk

Guidance about procedures at the meeting follows the printed agenda. **In the light of the current situation, any members of the public who wish to attend the meeting / make representations to the Committee are encouraged to attend the meeting virtually.**

This meeting will be open to the public and press, subject to the passing of any resolution under Regulation 4 of the Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012.

This agenda and the attached reports and background papers are available on request prior to the meeting in large print, Braille, audio tape & disc and can be translated into different languages. They can also be accessed via the council's website on www.somerset.gov.uk/agendasandpapers

Are you considering how your conversation today and the actions you propose to take contribute towards making Somerset Carbon Neutral by 2030?



RNID typetalk

AGENDA

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**** Public Guidance notes contained in agenda annexe ****

1 **Apologies for Absence**

2 **Declarations of Interest**

Details of all Members' interests in District, Town and Parish Councils can be viewed on the [Council Website](#)

The Statutory Register of Member's Interests can be inspected via request to the Democratic Service Team.

Any new or updated declarations of interest will be received.

3 **Accuracy of the Minutes of the meeting held on 3 November 2022** (Pages 9 - 14)

The Committee will consider the accuracy of the attached minutes.

4 **Public Question Time**

The Chair will allow members of the public to present a petition on any matter within the Committee's remit. Questions or statements about the matters on the agenda for this meeting will be taken at the time when the matter is considered and after the Case Officers have made their presentations. Each speaker will be allocated 3 minutes. The length of public question time will be no more than 30 minutes.

5 **Land at Comeytrove, Taunton, Somerset TA4 1FE - Application SCC/3938/2022** (Pages 15 - 68)

Regulation 3 Application for the erection of a new primary school & nursery, to include construction of sports pitches, parking area, new access onto spine road and incorporating Landscaping and infrastructure (Outline approval granted as part of wider Orchard Grove development (42/14/0069).

To consider this report.

Note – members of the Committee will be undertaking a site visit ahead of the meeting.

*The purpose of a Members' site visit is to view the site and its surroundings. The site visits are fact-finding exercises and **there will be no discussion of the merits***

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of the applications, nor will any decision be taken. Somerset County Council's Constitution states that "applicants, owners, agents, objectors and other interested parties are able to attend site visits and observe but ***there should be no lobbying of Committee members.***"

6 **Application for planning permission for discharge of s106 obligation at Delhorn Lane, Lympsham, Weston-Super-Mare, Somerset BS24 0EB (SCC/4005/2022)** (Pages 69 - 78)

S106A Application to Discharge of s106 obligation at Delhorn Lane Lympsham Grid ref 334176 153444 Bridleway AX22/11 & AX17/11

To consider this report.

Note – members of the Committee will be undertaking a site visit ahead of the meeting.

*The purpose of a Members' site visit is to view the site and its surroundings. The site visits are fact-finding exercises and ***there will be no discussion of the merits of the applications, nor will any decision be taken.*** Somerset County Council's Constitution states that "applicants, owners, agents, objectors and other interested parties are able to attend site visits and observe but ***there should be no lobbying of Committee members.***"*

7 **Any Other Business of Urgency**

The Chair may raise any items of urgent business.