



Midsomer Norton Town Council

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Mayor: Cllr Martyn Plant **Locum Town Clerk:** Lee Jakeman

Minutes from the Planning Committee

Date and Time: Monday 17th February 2025

Place: The Council Chambers, The Hollies, Midsomer Norton

Present: Councillors: W Gregory, S Hughes (Chair), L Robertson and Wells

Absent: Councillor Scott

Officers: Lee Jakeman (Locum Town Clerk), Kate Egan (Deputy Town Clerk)

Also Present: 1 member of the public

The meeting commenced at 18:02 hours

1 Apologies for Absence

Apologies were received from Councillors:

- C Scott

2 Public Session

There being no members of the public present wishing to speak on matters on the agenda, the meeting moved to the next agenda item.

3 Declarations of Interest

There were no Declarations of Interest or requests for dispensation as appropriate.

4 Minutes

RESOLVED that the minutes of the previous Planning Committee meeting held on 20th January 2025 were a correct record of the meeting.

The Chair subsequently signed the minutes.

5 Planning Applications

- (a) [25/00159/HPD](#) Prior approval request for single storey rear extension that would 1) extend beyond the rear wall of the original house by 3.40 metres, 2) have a maximum height of 3.40 metres and 3) have eaves that are 2.70 metres high. 14 Riverside Walk, Midsomer Norton.

RESOLVED to provide no comment.

- (b) [25/00117/FUL](#) Erection of a single-storey front and side extension. 11 Priory Close, Midsomer Norton.

RESOLVED to provide no comment

- (c) [25/00057/COND](#) Discharge of condition 6 (Arboriculture Compliance Statement) of application 24/02957/VAR (Variation of condition 17 (Plans List) of application 23/01938/RES (Appearance, Landscaping, Layout and Scale for the erection of 1 no. dwelling house, following the approval of a variation of condition application (reference 22/03253/VAR) to vary condition 4 of outline planning consent 21/04069/OUT)). This is for **notification** only.

RESOLVED to note compliance with a condition on the subject application.

- (d) [24/04410/CLPU](#) Installation of new hard surfaced footpaths, improvements to existing footpaths, replacement and alternation of alignment of existing play area fencing, installation of new play equipment, removal of existing kissing gates, installation of new chicane barrier incorporating interpretive artwork, installation of reinforced grass surface for maintenance access, formation of a boules court, installation of seats, picnic benches, litter bin and interpretation signage together with landscape works including low (up to 300mm high) soil mounds, seeding and planting. Staddlestones Riverside Park, Riverside Gardens, Midsomer Norton. This is for **notification** only.

RESOLVED to note the application and provide no comment.

6 Planning Applications – Responses to be noted from B&NES

- (a) **24/04412/FUL** Erection of double garage with living space to the rear and roof area following demolition of existing single garage and site clearance. 69 North Road, Midsomer Norton. **Decision** The application was withdrawn.

RESOLVED to note the response from B&NES.

- (b) **24/04327/FUL** External alterations to existing building including new cladding, windows and doors. Northavon House, Pows Orchard, Midsomer Norton. **Decision** B&NES have permitted the application.

RESOLVED to note the response from B&NES.

- (c) **25/00261/NMA** Non-Material Amendment to application 24/00115/FUL (Construction of 18-hole Adventure Golf course, together with associated soft landscaping, tree planting, demolition of disused toilet building and new 3-metre-high security perimeter fence. Play Area, Gullock Tynning, Midsomer Norton, Bath and Northeast Somerset. **Decision** The non-material amendment is approved.

RESOLVED to note the response from B&NES.

- (d) **24/03974/FUL** Erection of a new classroom in the rear garden of the Hidden Garden Day Nursery. Hidden Garden Day Nursery, Pows Orchard, Midsomer Norton. **Decision** B&NES have permitted the application.

RESOLVED to note the response from B&NES.

- (e) **24/04744/FUL** Erection of a two-storey side extension and associated works. 15 Millfield Midsomer Norton. **Decision** Application permitted.

RESOLVED to note the response from B&NES.

- (f) **24/04644/FUL** Erection of new garage with office / storage on first floor. Blake House, 33 Northmead Road, Midsomer Norton. **Decision** Application permitted.

RESOLVED to note the response from B&NES.

- (g) **24/04668/FUL** Erection of single storey rear and side extension. 11 St Thomas Road, Welton, Midsomer Norton. **Decision** Application permitted.

RESOLVED to note the response from B&NES.

7 Proposed Works to Trees

- (a) **25/00276/TPO** Tree Works subject to TPO. Norway Maple T1 - crown reduction by up to 2m. Rocquaine, The Timbers, Midsomer Norton.

RESOLVED to provide no comment.

8 Local Plan Reset Document and Call for Sites and Consultation on the Draft Co-living Position Statement for Bath and Northeast Somerset.

To receive correspondence regarding the local plan reset, call for sites, (the deadline for responses is 24th March 2025) and consultation on draft co-living position statements, (the deadline for responses is 4th March 2025) and to consider providing a response.

Members discussed a number of meaningful contributions that they would wish to submit as part of the draft co-living position statement consultation relating to CIL contributions, contributions to affordable off-site contributions and sustainable locations.

RESOLVED to delegate to the locum clerk to submit a response on behalf of the Town Council.

9 Date of Next Meeting

RESOLVED to note the date of the next Planning Committee Meeting will be held on Monday 17th March 2025 commencing at 7.00pm in the Council Chambers, The Hollies, Midsomer Norton.

The meeting closed at 19:45