

PLANNING COMMITTEE MEETING

held at the Kiln Room, Wells Maltings, on 5 October 2020 at 1900

Those Present Pauline Catton (Chairman), Janet Angles, Roger Arguile, Mel Catton, Jessica Curtis, Lindsay Dew, Mike Gates, Ray Hewitt, Peter Rainsford & Joyce Trett

Greg Hewitt (Clerk), Marie Strong, Peter Fisher, press (The Quay) and 3 Members of the Public

- 1) Apologies None
- 2) To receive Declarations of Interest and consider any requests for Dispensations: None
- 3) To approve the minutes of the meeting held on 7 September 2020:
Approved and signed

4) **Consider any plans that arrive by the time of the meeting**

The Cobblers, Standard Road (PF/20/1625)

Change of use of property from bed and breakfast to single dwelling
Resolved – No Comment

34 Freeman Street (PF/20/1500)

Erection of replacement dwelling following demolition of existing dwelling (part retrospective).

Resolved – Objection. The Town Council have a number of concerns about this application, not least that the building, which in the Wells Conservation area, was unlawfully demolished and almost rebuilt before any planning application was submitted. It is a real concern that building regulations may not have been adhered to, considering that the building is now essentially a new build. The new walls have been built directly onto the old footings without inspection and the walls appear to have no cavity. Additionally, the new plans also exclude a large chimney which impacts adversely on the conservation area street scene. Councillors were also concerned that to date, no planning notices have been displayed in the vicinity of the property, denying local residents the opportunity of making any representation to the Town Council prior to the Council meeting.

- 5) **Determinations**
None