

WILLITON PARISH COUNCIL

Minutes of the Environment and Planning Committee Meeting held on
Monday 10th March 2025 at 7.00pm, in the Parish Office, 2 Killick Way, Williton.

Attendees:

Councillors Rutter (Chairman), Aldridge, Payne, Peaks
Public One member of the public
Other Mrs Charlotte Hirst (Committee Clerk)

Apologies:

Councillors Nye, Schmieder

24/146B It was advised the meeting would be recorded

24/147B **Cllr Payne Proposed** Cllr Rutter as Chairman of the Committee **seconded Cllr Peaks unanimously resolved.**

24/148B Apologies as noted above and reasons for absence approved as indicated (LGA 1972 s85 (1))

24/149B Declarations of Interest

Name	Agenda Item	Interest	Action
Cllr Rutter	24/153.1B 3/39/24/013	Other Non-disclosable Interest	Informed Meeting
Cllr Payne	24/153.1B T/39/25/002	Other Non-Disclosable Interest	Informed Meeting and left meeting during discussion
Cllr Peaks	24/155.1B	Other Non-Disclosable Interest	Informed Meeting

24/135B Approval of Minutes of the Environment and Planning Committee meetings held on 10th February 2025.

Resolution to approve the Minutes with a few amendments, Cllr Rutter to sign once the amendments had been made. **Proposed Cllr Payne Seconded Cllr Peaks Unanimously Resolved.**

Members agreed to move it item 24/152.1B and 24/152.2B

24/152.1B An email had been received from J Gliddon and Sons containing a design review regarding the Fore Street Proposal – **Noted.**

24/152.2B An Email had been received from J Gliddon and Sons regarding the Fore Street Proposal
Resolution Cllr Payne proposed that a recommendation is made to Full Council to support J Gliddon and Sons Fore Street Proposal and to request that Somerset Council look into 106 Funding from other areas. **Proposed Cllr Payne Seconded Cllr Aldridge Resolved** with one abstention.

Member of the public left the meeting

Members agreed to continue the meeting from item number 24/151B

24/151B Matters from the Minutes -

24/151.1B (24/139.2B) The Committee Clerk had updated the resident regarding Robert Street – **Noted.**

24/151.2B (24/137.1B) The Committee Clerk had emailed Jon Fellingham of Somerset Council to request a review of the installation of a crossing to be placed on Priest Street near the junction of Bridge Street.- **Noted.**

24/151.3B (24/140.3B) Somerset Council had been chased again regarding the missing dog waste bin **Noted.**

24/152B Correspondence

24/151.1B Discussed above.

24/151.2B Discussed above.

24/151.3B A Parishioner called into the office to report that the drain on the junction opposite Gliddon's was blocked with mud and had been for some time – to note the Committee Clerk had reported this on Fix My Street. It was reported by Cllr Rutter that this had now been cleared.

24/151.4B A report from a parishioner that there appears to be a caravan with a planted garden outside located at Wibble Farm Nurseries Site which had been reported to Planning Enforcement whom have responded requesting further details
Resolution to respond to planning enforcement to reiterate that there has been to reports of planning breach from residents and to attach the photos taken by Cllr Peeks.

24/151.5B A report from Parishioner that the river on Doniford Road is blocked/overgrown, this has been reported to Somerset Council.
Resolution Cllr Rutter had taken photos and to send these to Somerset Council and also to CC Alpha Housing to remind them of their riparian responsibility.

24/151.6B An email invitation for a site visit prior to a planning application being submitted had been received, advice from SALC regarding pre-determination regarding the possible was attached.
Resolution The committee Clerk decline this invitation.

24/152B To Consider the Following Planning Applications

24/152.1B The following applications were considered.

Application No	Location	Details	Comment
3/39/24/013	Land to the west of Williton, off Priest Street, Williton	Application for approval of reserved matters following outline application 3/39/20/003 for the access, appearance, landscaping, layout and scale for the erection of up to 350 No. dwellings (comprising a mixture of dwelling sies, types and affordable housing) approximately 1000sqm of flexible uses with use Class E (limited to offices, retail and distribution and light industrial), vehicle access, public open space, sports and recreational facilities, footpath, cycle ways, enhancements to the Barrows schedules monument including information boards, landscaping and associated works.	The application has not materially changed and we strongly reiterate our previous comments but Williton Parish Council would like to know why it is still being look at, it is understood the owners of the Hospital did not have notice served on them by the applicant regarding proposed footpath link between the Hospital and the development at Shutgate Meadow as the Hospital not Wyndham Estate, who was the application made the outline application. The ownership of this public footpath was questioned at the outline stage, but it appears this was not looked at before planning permission was granted. Is the outline permission therefore a valid permission?
Cllr Payne Left the meeting 20.04			
T39/25/002	The Vicarage, 24 Priest Street, Williton, TA4 4NJ	Application to carry out management works to one Holm Oak included in West Somerset District Tree Preservation Order T3/76 (Williton 1992)	Williton Parish Council Objects on the grounds that the applicant named is not the owner of the land believe the application should be named as the Diocese of Bath and Wells. Williton Parish Council also Objects on the grounds that it will have an effect on the amenity of the tree it will make the tree even more top heavy and there is evidence of nesting birds. Proposed Cllr Peeks Seconded Cllr Aldridge all agreed.
Cllr Payne returned to the meeting 20.10			

3/39/24/028	Badger Lodge, Shells Cottage, Shells Lane, Old Cleeve	Application of the lawful Development Certificate for the existing use as a single dwelling house and not a holiday let in breach of Condition No.5 planning permissions 3/39/12/007	Williton Parish Council have no evidence to contradict the applicant, we are concerned that Somerset Council has accepted Council Tax on this holiday let and perhaps suggest that your departments communicate with each other. Proposed Cllr Peeks Seconded Cllr Payne Unanimously Resolved.
-------------	--	--	--

24/152.2B No request to be made for any of the above Planning Applications to be considered by Planning Committee.

To request that 3/39/24/013 be considered by Planning Committee **Proposed Cllr Payne Seconded Cllr Aldridge Unanimously Resolved.**

24/152.3B To Note the Following Planning Decisions

Application No	Location	Outcome
3/39/24/022	Chaplins, 4 Limpetshell Lane, Williton, TA4 4QR	Grant
ABD/39/24/001	The Allotments Field, Highbridge, Williton, TA4 4RN	Refuse
3/39/24/027	Orchard Wyndham, Stream Road, Williton TA4 4HH	Grant
T/39/25/001	Williton Pavilion, Williton War Memorial Recreation Ground, Williton	Grant

24/154B **Highways Matters** – Nothing to report.

24/155B **Items to Report on Footpaths/Pavements**

24/155.1B An email report from Parishioner that the footpath is still blocked on Union/Watery Lane one of the fallen trees had been there for some time, the kissing gate had also not been repaired and there had been a report of a motorcycle using the footpath. Cllr Peeks informed the Committee that she was aware of this as Parish Path Liaison Officer and that the tree had been removed. Cllr Peeks would report the broken kissing gate again. Cllr Peeks also informed the Committee that there was no evidence that a motorcycle had used the footpath. – **Noted.**

24/155.2B **Blocked footpath Aller Mead** – Committee Clerk informed the Committee that a response had been received from Somerset Council Country Roads. Cllr Peeks recommended that the Committee Clerk replied to Country Road requesting information on the process that would need to be undertaken for the footpath to be adopted and for Alpha Housing to be carbon copied.

24/156B **Items of Report from Grounds Maintenance Officers**

24/156.1B Bellamy's Corner – to be discussed under item 24/156.3B

24/156.2B **Street Furniture** – an update on the bench for Killick Way was given and the Committee Clerk confirmed that she was awaiting a response from CLP Safety on Williton Parish Council's legal health and safety position on hand build bench – **Noted.**

24/156.3B Following the resolution to use £50 from Love Williton Fund (24/123.4B) and the resolution to set a maximum budget of £250 from Community Enhancement (24/141.3B) for the Planters outside the Parish Office the Committee Clerk informed the Committee that the Community Payback Scheme were happy to undertake the replating of the Planters outside the office and also the Planter/tubs in Bellamy's Corner. Cllr Rutter would be happy to assist in the choice of shrubs and compost that would need to be purchased.

24/156.4B Planters for Gateways into the Village – Cllr Aldridge discussed the idea of planters for the gateway into the village but in view of the narrow verges it was agreed to not move forward with this item - **Noted.**

24/157B **Grounds Maintenance**

Emailed received from Grounds Maintenance Contractors regarding information on 3 year quote

Resolution to accept their 3 year quote with the inflation rate to be agreed in November
Proposed Cllr Payne Seconded Cllr Aldridge Unanimously Resolved.

- 24/158.B Flooding Matters**
 Cllr Rutter updated the Committee regarding the upcoming Flood meeting on 11th March 2025.
- 24/159B Community Payback Scheme**
 24/159.1B The Community Payback Scheme were still in the process of painting the Parish Office.
- 24/160B Play Equipment in Recreation Ground**
 The Committee Clerk updated the Committee that she had meet with 4 additional play equipment suppliers and were awaiting their quotes.
- 24/161B Matters for the next Meeting to be held on 14th April 2025.**
 Cllr Aldridge gave his apologise for the Committee Meeting on the 14th April 2025
 Cllr Peeks gave her tentative apologies for the Committee meeting on the 14th April 2025.

Meeting closed at 20.51pm

Signed as a true and correct recordCllr Rutter Dated ...14th April 2025...