



The Old Courthouse,
Jaycroft Road,
Burnham on Sea,
TA8 1LE

14th February 2024

To: All Members of the Planning Committee

YOU ARE HEREBY SUMMONED TO ATTEND a meeting of the **PLANNING COMMITTEE** to be held on **21st February 2024** in the Council Chamber, Old Courthouse, Jaycroft Road, TA8 1LE at **7.00 pm** for the purpose of transacting the business set out in the agenda below.

All members of the public are welcome to attend.

Building doors will be open at 6:45pm

A handwritten signature in black ink, appearing to be "K Noble", enclosed in a thin black rectangular border.

Katherine Noble
Town Clerk

Please contact the Town Council reception (01278 788088) if you need further information on this agenda.

Members of the Planning Committee

Councillor R. Baker
Councillor P. Clayton
Councillor J. Flurry
Councillor P. Wynn

Councillor B. Metcalfe
Councillor A. Elrick (chair)
Councillor B. Vickers
Councillor J. Warren

Public participation

A public participation session will now be held before the meeting starts. Anyone wishing to speak on any matters is encouraged to give notice of the request and subject matter to the Town Clerk no later than midday on the last working day prior to the meeting. Public participation shall be restricted to the public participation session, unless directed otherwise by the Chair. In accordance with standing orders the public participation time will not exceed 15 minutes in total with no individual speaker exceeding 3 minutes.

Planning Committee Meeting Agenda 21st February 2024

140.0.P24 To receive apologies for absence

141.0.P24 To receive any declarations of interest on items included on this agenda

142.0.P24 To receive and approve the minutes of the Planning meeting held on 31st January 2024

143.0.P24 To consider the following Planning Applications, copies of which are available from: https://sdc.somerset.gov.uk/planning_online

143.1.P24 Planning application number: 11/23/00102/POA

Proposal: Conversion of garages providing kitchen and craft room, with associated works and fenestration alterations

Location: 1 Chichester Close, Burnham-on-Sea

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)

143.2.P24 Planning application number: 11/23/00134/CM

Proposal: Erection of a single storey extension to the rear south-west elevation on site of existing conservatory (to be demolished) and garage conversion to a kitchen

Location: 11 Stoddens Walk, Burnham-on-Sea

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)



143.3.P24 Planning application number: 11/23/00135/POA

Proposal: variation of condition 2 of planning permission application no. 11/04/00117 (Change of use of 2 ground floor rooms from residential to childrens nursery and kitchen to be for both residential and nursery use) to re-word condition removing the limiting number of children of 33 and replace it with: 'The number of children at the nursery facility will be in accordance with the relevant DfE (EYFS) area standards'

Location: 1 Maddocks Slade, Burnham-on-Sea

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)

143.4.P24 Planning application number: 05/24/00001/CM

Proposal: Erection of a two storey rear extension to the north elevation and remodelling of existing single storey kitchen extension. Erection of front boundary wall on site of existing (to be demolished).

Location: 248 Berrow Road, Berrow, Burnham-on-Sea

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)

143.5.P24 Planning application number: 11/24/00007/POA

Proposal: Approval for the relocation of the seaside treats and box unit

Location: Burnham Holiday Village, Marine Drive, Burnham-on-Sea

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)

143.6.P24 Planning application number: 11/24/00008/CM

Proposal: Conversion of an integral garage to create a new front entrance with internal works

Location: 8 Olivier Close, Burnham-on-Sea

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)



143.7.P24 Planning application number: 11/24/00011/POA

Proposal: Change of use from dwelling to 6no. bedroom residential care home

Location: 76 Berrow Road, Burnham-on-Sea

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)

143.8.P24 Planning application number: 11/24/00013/CM

Proposal: Erection of a single storey extension to rear south elevation

Location: 4 Rectory Place, Burnham-on-Sea

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)

144.0.P24 To consider the following appeal:

Appeal Reference: APP/E3335/W/23/3334087

Planning application number: 11/23/00076

Proposal: Erection of a dwelling

Location: Land west of, The Firs, Walrow Road, Highbridge

[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)

145.0.P24 The following applications are to note only:

11/24/00005/SR - Burnham Holiday Village, Marine Drive, Burnham-on-Sea

Fell 2no. White Willow (T1 & T2) (TPO Ref A1) and 2no. Hybrid Poplar (T3 & T5) (TPO Ref A1). Remove defected limb of 1no. Hybrid Poplar (T4) (TPO Ref A1) overhanging the driveway at approx.12m above ground level and prune back to larger secondary branch. Re-pollard 2no. White Willow (G6) (TPO Ref A1) back to previous pruning points

11/23/00123/POA - Our Lady and The English Martyrs, Highbridge Road, Burnham-on-Sea

Application for a Certificate of Lawfulness. The building is principally a Roman Catholic Church, but one section of the building on the first floor is a residential flat

146.0.P24 Date of next meeting

The next meeting of the Committee is scheduled for 13th March 2024 at 7 pm.



**Minutes of a meeting of the Planning Committee held on 31st
January 2024 in the Council Chamber, The Old Courthouse,
Jaycroft Road, Burnham-on-Sea at 7 pm**

Present: Councillors A Elrick (Chairman), P Clayton, B Vickers, J Flurry

In attendance: Elaine Dutton, Deputy Town Clerk, and 1 member of the public

Public Participation:

There were no representations made.

133.0.P24 To receive apologies for absence

Apologies were received from Councillors Wynn and Baker.

134.0.P24 To receive any declarations of interest on items included on this agenda

There were no declarations of interests.

135.0.P24 To receive and approve the minutes of the Planning meeting held on 10th January 2024

The minutes of the previous meeting of the Planning Committee, held on 10th January 2024, were presented to the Chairman.

Resolved that the minutes to be taken as read, confirmed and signed by the Chairman.

136.0.P24 To consider the following Planning Applications, copies of which are available from: https://sdc.somerset.gov.uk/planning_online

136.1.P24 Planning application number: 11/23/00127/POA

Proposal: Variations of condition 2 of planning permission 11/20/00044 (demolition of existing cottage and garage. Erection of 3 dwellings with associated garages, parking, landscaping and amenity space (resubmission - revised red line).) To amend approved plans listed in schedule A

Location: 7 Brent Road, Burnham-on-Sea

Resolved to support this application.

Signed by Chair.....

Date.....



136.2.P24 Planning application number: 11/23/00128/POA

Proposal: Change of use from nursing home to 37 no. bedroom house of multiple occupancy

Location: 34-36 Berrow Road, Burnham-on-Sea

Resolved: to object to this application due to insufficient parking provision, overdevelopment/overcrowding, out of keeping, insufficient waste and storage area, noise and disturbance from use.

136.3.P24 Planning application number: 11/23/00136/CM

Proposal: Erection of a detached garage/workshop with home office

Location: 90 Highbridge Road, Burnham-on-Sea

Resolved to support this application.

136.4.P24 Planning application number: 11/23/00137/CM

Proposal: Erection of a single storey extension to the rear south elevation and erection of a detached garage

Location: 6 Steart Drive, Burnham-on-Sea

Resolved to support this application.

136.5.P24 Planning application number: 11/23/00140/POA

Proposal: Approval of the details of access, appearance, landscaping, layout, scale for 11/23/00054 (outline application with all matters reserved, for the erection of a dwelling)

Location: 74 Stoddens Road, Burnham-on-Sea

Resolved to support this application.

136.6.P24 Planning application number: 11/24/00001/POA

Proposal: Erection of extension to south elevation and conversion of attached garage to form additional accommodation

Location: The Lodge, Steart Drive, Burnham-on-Sea

Resolved to support this application.

136.7.P24 Planning application number: 11/24/00002/CM

Proposal: Erection of a single storey extension and porch to the south elevation on of site of existing (to be demolished)

Location: 16 Ashcott Close, Burnham-on-Sea

Resolved to support this application.



136.8.P24 Planning application number: 11/24/00003/POA

Proposal: The erection of 1 no. illuminated fascia advertisement sign, 800mm x 6891mm, to the front elevation and 1 no. illuminated fascia advertisement sign, 750mm x 3458mm, to the rear elevation. Erection of 1 no. illuminated projecting advertisement sign 500mm x 500mm and 1 no. illuminated bespoke ATM sign along with new frosted window vinyls and replacement statutory signage.

Location: 83 High Street, Burnham-on-Sea

Resolved to support this application.

137.0.P24 To consider the following application for new premises licence:

Licensing Act 2003

Proposal: Application for a new Premises Licence

Location: Little Italy on Sea, 2 the Esplanade, Burnham-on-Sea

Resolved to support this application.

138.0.P24 Applications for noting

11/23/00125/SR - 6 Brunswick Terrace, Berrow Road, Burnham-on-Sea

Crown reduce height/spread of Ginkgo (T1) by 1.5m.

11/23/00139/CM - 90 Highbridge Road, Burnham-on-Sea

Application to determine if prior approval is required for a proposed erection of a single storey extension, extending 4m from the rear north elevation.

The applications were noted.

139.0.P24 Date of next meeting

The next meeting of the Committee is scheduled for 21st February 2024 at 7 pm.