



**Burnham-on-Sea
& Highbridge**
TOWN COUNCIL

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

5th March 2025

To: All Members of the Planning Committee

YOU ARE HEREBY SUMMONED TO ATTEND a meeting of the **PLANNING COMMITTEE** to be held on **12th March 2025** 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

Elaine Dutton
Deputy 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 J. Flurry
Councillor B. Metcalfe
Councillor B. Vickers

Councillor P. Clayton
Councillor A. Hendry (Chair)
Councillor Pearce
Councillor P. Wynn



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

12th March 2025

- 282.0.P24** To receive apologies for absence
- 283.0.P24** To receive any declarations of interest on items included on this agenda
- 284.0.P24** To receive and approve the minutes of the Planning meeting held on 19th February 2025
- 285.0.P24** Matters arising from previous minutes
- 286.0.P24** To consider response to correspondence received
- 287.0.P24** To consider the following Planning Applications, copies of which are available from: https://sdc.somerset.gov.uk/planning_online
- 287.1.P24** Planning application number: 11/25/00004/FHY

Proposal: To demolish existing conservatory to front elevation. Erect new portico over existing front door to front elevation. Demolish existing flat roof portico to side entrance. Build a two-storey extension to side elevation to area of previous portico. Alterations to roof to accommodate new two storey extension and raising low roof level to existing front bedroom walk in wardrobe

Location: 92B Berrow Road, Burnham-on-Sea

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



- 287.2.P24 Planning application number:** 11/25/00007/FHY
Proposal: Change of use of to residential property and raising the roof height by 1.2m including a loft conversion
Location: The Old Pumping Station, Worston Lane, Burnham-on-Sea
[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)
- 287.3.P24 Planning application number:** 11/25/00017/FHY
Proposal: Installation of 2 externally illuminated fascia signs, 1 tenant directory sign, and 1 internally applied vinyl graphic sign
Location: Unit 4, Works 22, Bennett Road, Highbridge
[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)
- 287.4.P24 Planning application number:** 11/25/00018/FHY
Proposal: Erection of a single storey rear extension
Location: 50 St Marys Road, Burnham-on-Sea
[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)
- 287.5.P24 Planning application number:** 11/25/00019/EAM
Proposal: Part change of use of ground floor use class sui generis to 6 house of multiple occupancy (HMO) use class C4 & use class E
Location: The Old Pier Tavern, Pier Street, Burnham-on-Sea
[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)
- 287.5.P24 Planning application number:** 11/25/00020/EF
Proposal: Variation of Condition 4 of Planning Permission 11/22/00030 (Reserved matters application seeking approval of the layout, scale, appearance & landscaping of 248 residential units, community uses/local shop, associated open space & infrastructure.) To amend the flood resilience measures
Location: Land to the east of, Isleport Lane, Highbridge
[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)



- 287.6.P24 Planning application number:** 11/25/00021/FHY
Proposal: Installation of 1 illuminated aluminium sign on front elevation
Location: Police Station, Burnham Road, Burnham-on-Sea
[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)
- 287.7.P24 Planning application number:** 11/25/00023/FHY
Proposal: Single storey extension to front elevation. Single storey extension to rear elevation, new pitch roof on existing extension
Location: 44 Love Lane, Burnham-on-Sea
[Please click here to view this planning application on Somerset Planning North: Planning Online website](#)
- 288.0.P24 The following applications are to note only:**
11/25/00008/FHY - 47 Conway Crescent, Burnham-on-Sea
Application for Lawful Development Certificate for a proposed use - replace porch and convert part of garage to ancillary utility
11/25/00013/FHY - 21 St Johns Road, Burnham-on-Sea
Certificate of Lawfulness for the proposed single storey rear extension
- 289.0.P24 Date of next meeting**
The next meeting of the Committee is scheduled for 2nd April 2025 at 7 pm.

**Minutes of a meeting of the Planning Committee held on 19th
February 2025 in the Council Chamber, The Old Courthouse,
Jaycroft Road, Burnham-on-Sea at 7 pm**

Present: Councillors J. Flurry, A. Hendry (Chair), K. Pearce, P. Wynn

In attendance: E Dutton, Deputy Town Clerk

Public Participation: There were no representations made

273.0.P24 To receive apologies for absence

Apologies were received from Councillors Vickers and Clayton.

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

There were no declarations of interest.

275.0.P24 To receive and approve the minutes of the Planning meeting held on 29th January 2025

The minutes of the previous meeting of the Planning Committee, held on 29th January 2025, were presented by the Chairman.

Resolved that the minutes of the meeting held on 29th January 2025 were approved as an accurate record and signed by the Chairman.

276.0.P24 Matters arising from previous minutes

There were no matters arising.

277.0.P24 To consider response to correspondence received

277.1 To consider a request from a resident for additional parking restrictions at Shearn Lane, Burnham-on-Sea

Resolved to support residents request for additional parking restrictions.

277.2 To consider a request from a resident for additional parking restrictions at Grange Avenue, Highbridge

Resolved to support residents request for additional parking restrictions.

277.3 To consider a request from a resident for additional parking restrictions at Hudson Street, Burnham-on-Sea

Resolved to support residents request for additional parking restrictions.



- 278.1.P24 Planning application number:** 11/24/00090/FHY
Proposal: Application for consent for a dropped kerb and pavement crossing (Section 184 licence application to follow)
Location: 112 Highbridge Road, Burnham-on-Sea
Resolved to support this application.
- 278.2.P24 Planning application number** 11/24/00092/FHY
Proposal: Installation of a pick-up prescription collection machine to the existing pharmacy window
Location: Day Lewis Pharmacy, Burnham and Berrow Medical Centre, Love Lane, Burnham-on-Sea
Resolved to support this application.
- 278.3.P24 Planning application number:** 11/24/00093/FHY
Proposal: Installation of a pick-up prescription collection machine to the existing pharmacy window, vinyl wrap to the front of the proposed pick-up prescription collection machine with operation instructions, name and logo
Location: Day Lewis Pharmacy, Burnham and Berrow Medical Centre, Love Lane, Burnham-on-Sea
Resolved to support this application.
- 278.3.P24 Planning application number:** 11/24/00095/FHY
Proposal: Erection of first floor dormers to the west & east elevations
Location: 27 Ashcott Drive, Burnham-on-Sea
Resolved to support this application.
- 278.4.P24 Planning application number:** 11/25/00002/FHY
Proposal: To build a porch to the front of the property with disabled access to store mobility scooter and access into dwelling
Location: 8 Adams Close, Highbridge
Resolved to support this application.
- 278.5.P24 Planning application number:** 11/25/00003/LE
Proposal: Subdivision of single dwelling (C3) to create 2 self-contained flats
Location: 5 Princess Street, Burnham-on-Sea
Resolved to support this application.



278.6.P24 Planning application number: 11/25/00007/FHY

Proposal: Raise roof by approx. 1.2m and renovate property with one bedroom in loft space

Location: The Old Pumping Station, Worston Lane, Burnham-on-Sea

Resolved to support this application.

279.0.P24 To consider the following Licence Application:

Licensing Act 2003

Proposal: Application for a new premises licence

Location: Café Beans, 59-61 High Street, Burnham-on-Sea

Resolved to support this application.

280.0.P24 To note the following applications:

11/25/00010/FHY - 11 Coleridge Gardens, Burnham-on-Sea

Application to determine if prior approval is required for a proposed erection of a single storey extension, extending 6m from the rear west elevation

11/25/00012/SR – Police Station, Burnham Road, Burnham-on-Sea

Crown reduce height/spread of 2 Ash (T1 & T2) (TPO Ref T7 & T6) by 3-4m back to previous pruning points

These applications were noted.

281.0.P24 Date of next meeting

The next meeting of the Committee is scheduled for 12th March 2025 at 7 pm.