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19 MARCH 2025

A MEETING OF THE PLANNING AND LICENCES COMMITTEE WILL BE HELD ON MONDAY 24 MARCH 2025 AT 7.15 PM IN AXBRIDGE TOWN HALL.

MEMBERS OF THE COMMITTEE ARE HEREBY SUMMONED TO ATTEND.

Members of the public are welcome to attend. Please note should you wish to comment on a planning application please do so directly to Somerset Council as the planning authority, with a copy to the Town Council for information.

.....*V.Brice*.....
Mrs V L Brice
TOWN CLERK

AGENDA

1. APOLOGIES FOR ABSENCE
2. DECLARATIONS OF INTEREST AND TO CONSIDER APPLICATION(S) FOR DISPENSATION
3. DRAFT MINUTES OF THE PLANNING AND LICENCES COMMITTEE MEETING HELD ON 24 FEBRUARY 2025 (attached)
4. PUBLIC PARTICIPATION
5. PLANNING APPLICATIONS

TO CONSIDER AND RESPOND TO SOMERSET COUNCIL ON THE FOLLOWING APPLICATION:

Planning application number: 17/25/00010/EA

Proposal: Demolish existing outhouses/sheds. Erection of 3no. detached dwellinghouses

Location: Waterside, Axbridge Road, Cheddar, Somerset, BS26 2DP

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

APPLICATION DOCUMENTS ARE AVAILABLE FOR INSPECTION ONLINE at https://sdc.somerset.gov.uk/planning_online. CONTACT THE TOWN CLERK FOR ASSISTANCE IN ACCESSING THE PLANS.

6. HOULGATE WAY DEVELOPMENT (02/22/00021) – any update including public parking spaces
7. PLANNING APPLICATIONS DELEGATED TO THE CLERK OR NOTIFIED BY THE PLANNING AUTHORITY

Planning application number: 02/25/00010/SR Crown reduce height/spread of 1No. Laurel (T1) by 1.5m at 4 Court Orchard, Old Church Road, Axbridge, Somerset, BS26 2BQ - responded with “no observations”

8. RECENT AND CURRENT PLANNING APPLICATIONS (list attached)
9. CHEDDAR RESERVOIR TWO – any update
10. LAND TO SOUTH OF ORCHARD ROAD – update and to consider any response on proposals for residential development following meeting with the developers
11. FORMER YEO VALLEY SITE – any update
12. ENFORCEMENT MATTERS to include fields on the North side of A371 – update
13. LICENSING MATTERS
14. BIODIVERSITY
15. CORRESPONDENCE RECEIVED
 - Planning Application 21/25/00002/GNN: Erection of 2 No. self-build dwellings and associated works on Land to the East Of Manor Farm, Cross, Axbridge, Somerset – update including correspondence from agent and Mendip Hills National Landscape
 - Prior approval process – any update
 - Society of Local Council Clerks: New Government Guidance on Greenbelt and Plan for Neighbourhoods: Prospectus and Tools
16. DATE OF NEXT MEETING

Councillors: Page (Mayor), Ham (Deputy Mayor), Jordan and Taylor