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Councillors are hereby summoned, and members of the public and press are invited, to attend a meeting of the **Planning and Highways Committee** to be held on **Monday 9 November 2026,** starting at 18.45, in the Council Chamber, Town Hall, Market Square, Crewkerne, for the purpose of transacting the business outlined on the agenda below.

Notes:

- **The recording of the meeting will be uploaded for members of the public who wish to view it via the following link: Crewkerne Town Council - YouTube**
- **Members of the public requiring assistance or reasonable adjustments to aid their attendance at council meetings are asked to contact the Council Offices in advance using the above contact details. Documents are available in large print by request.**
- **Recording of meetings is permitted under the Openness of Local Government Bodies Regulations 2014; please refer to the Council's Policy on Audio/Visual Recording & Photography at Meetings (Recording Meetings policy)**
- **Public participation is welcome during the allocated Public Open Forum session, please refer to Section 3 of the Council's Standing Orders (Standing Orders)**

Gemma Hughes PSLCC, Town Clerk (signed on original)
3 November 2026

Agenda

045/2627 **To receive and approve apologies for absence.**

a. To record members present:
Schedule 12 of the Local Government Act 1972 requires:

- a record be kept of the members in attendance.
- this record forms part of the minutes of the meeting.
- Members who are unable attend a meeting should tender apologies in advance to the Town Clerk and the grounds for apologies tendered will also be recorded.

b. To approve any apologies for absence:
Section 85(1) of the Local Government Act 1972 requires:

- Members present to decide if the reason(s) for a member's absence are acceptable.

046/2627 **To receive declarations of pecuniary or personal interests in items on the agenda and any dispensations.**

The Localism Act 2011 and the Council's Code of Conduct requires:

- Members to declare any interests not currently recorded in the Member's Register of Interests or not notified to the Monitoring Officer of it.
- Requests for Dispensations should be made in writing to the Clerk in advance of the meeting.

047/2627 **To confirm the minutes of the previous meeting held on 12 October 2026**

048/2627 **Public Open Forum:** Questions may be put to the Council in person during this public participation session of up to 15 minutes and a maximum of 3 minutes per person. Issues notified to the Clerk a minimum of 3 working days before the meeting (i.e., by 5pm on the preceding Wednesday) will receive a response during this session. Issues raised in this session without prior notice may be

referred to the Clerk to respond to within 10 working days or listed on a subsequent agenda. The Chair reserves the right to vary or extend these time limits.

049/2627 **Taylor Wimpey:** To receive a verbal update from the representative

050/2627 **To receive the Clerk's update report**

051/2627 **To consider Planning Applications as per the list available on website or via Town Council office.** Please note that the Town Council is a Statutory Consultee for Planning Applications and as such does not make decisions on any application. Any recommendations and comments this Committee make will be fed into the planning process. Somerset Council is the Planning Authority and will issue the decision notices on all applications.

052/2627 **To receive Planning Decision notices from Somerset Council**

053/2627 **To receive the updated Action Status Report**

054/2627 **Date of next meeting:** Monday 11 January 2027, 18.45, Council Chamber

CREWKERNE TOWN COUNCIL
Planning and Highways Committee Meeting
Monday 9th November 2026

051/2627 **To consider new planning applications**

26/02540/HOU **43 Thomson Drive Crewkerne Somerset TA18 8AQ**
Single storey side extension, porch enlargement and loft conversion.

26/02411/HOU **9 Bushfield Road Crewkerne Somerset TA18 8HL**
Single storey rear extension, two storey side extension. Replace porch and extend garage to front.

052/2627 **To receive planning decision notices from Somerset Council**

26/02256/DPO **Land South of Kithill Crewkerne Somerset TA18**
Application to modify a S106 Agreement between Brian Alfred Fone Dening and Mary Dening (1) and Eli Thomas Symes and David James Symes and Ricard Ernest Symes (2) and Simon Barrett and Sara-Jane Barrett (3) and South Somerset District Council (4) and Somerset County Council (5) dated 12th March 2020, the amendment is sought to ensure that the S106 Agreement does not impose onerous obligations onto chargees relating to planning application 18/01737/OUT

NOTIFICATION ONLY

26/02474/TCA **9 Lyme Road Crewkerne Somerset TA18 8HE**
Notification of intent to carry out tree surgery works to No. 1 Silver Birch Tree within a conservation area.
We wish to reduce the crown by 3m and reshape the tree as necessary.

NOTIFICATION ONLY

26/02519/TCA **Upper Tythe Barn Barn Street Crewkerne Somerset TA18 8BP**
Notification of intent to Fell No. 2 Cypress trees and remove stumps within a Conservation area.

NOTIFICATION ONLY

26/02448/TCA **29 East Street Crewkerne Somerset TA18 7AG**
Notification of intent to carry out tree surgery works to No 2 trees and fell No 1 tree within a conservation area. T1 - Sycamore - To carry out a High pollard. Remove all foliage to leave a finish height of 5m. T2 - Hawthorn - Fell to ground level stack all arisings on site within Bincombe Beeches. T3 - Eucalyptus - Reduce / Pollard back to previous reductions points. The finished height of the works is 3m.

NOTIFICATION ONLY

26/02430/TCA **Land East of Side of Brickyard Lane Crewkerne Somerset TA18 7BA**
Notification of intent to fell No 21 Trees and carry out Tree Surgery works to No 30 Tree's within a conservation area.

NOTIFICATION ONLY

26/02207/TCA **Glebe Cottage 2 Gouldsbrook Terrace Crewkerne Somerset TA18 7JA**
Notification of intent to carry out Tree Surgery works to No 3 Tree's within a Conservation Area T1= Lime, 15m in height, re-pollard to old pruning points, leaving tree at 12m. T2 & T3 = Lime trees, 18m in height, pollard by 50% to 9m. These are tall leggy trees. These trees grow directly on the boundary hard against the neighbouring property on Church walk. So this work is to maintain safety to the surrounding properties whilst retaining the trees. AMENDED SPECIFICATION 13.10.26 T1= Lime, 15m in height, re-pollard to old pruning points, leaving tree at 12m. T2 & T3 = Lime trees, 18m in height, crown reduce removing up to 4m regrowth back to previous pruning points.

APPROVED

26/02137/COL **63 Bushfield Road Crewkerne Somerset TA18 8HW**
Application for Lawful Development Certificate for proposed construction of a single storey extension on the rear elevation of the dwelling to combine and enlarge the kitchen/dining area and enlarge and convert the small office space into a 3rd bedroom, together with creating a new side entrance onto the rear garden.

APPROVED

26/01876/HOU **53 Barn Street Crewkerne Somerset TA18 8BP**
Proposed repair and renewal works to the existing roof.

APPROVED

26/01877/LBC **53 Barn Street Crewkerne Somerset TA18 8BP**
Proposed repair and renewal works to the existing roof.

APPROVED

26/01825/TPO **5 Bramley Close Crewkerne Somerset TA18 7DL**
Application to carry out Tree Surgery works to No. 4 Trees as shown within the South Somerset District Council (CREW 1) 2007 Tree Preservation Order. T1 - Fraxinus Excelsior - Crown Reduce by 2-2.25m T2 - Fraxinus Excelsior - Reduce Height by 2m and reduce N Westerly Growth by 2.5-3m to balance. T3 - Fraxinus Excelsior - Monolith to a height of 1.5m. T4 - Fraxinus Excelsior - Reduce height by 2.5-3m - reduce lateral growth by 0.5-1m.

APPROVED

26/01425/HOU **4 Fox Meadows Crewkerne Somerset TA18 7QW**
Retrospective application for raised patio and ancillary development.

REFUSED

23/00007/REM **Crewkerne Key Site 1 Land East of Crewkerne between A30 and A356 Yeovil Road Somerset TA18 7HE**
Approval of reserved matters for appearance, landscaping , layout and scale for 525 dwellings and associated development following outline approval of 05/00661/OUT (Comprehensive mixed-use development for 525 dwellings, employment (B1, B2, B8) primary school, community facilities, playing fields, parkland, P.O.S. structural landscaping and associated infrastructure including link road and highway improvements) as amended by 19/03482/S73 and 21/03005/S73

APPROVED

	Subject	Action	Status	Responsibility	Status
Jul-20	Millers Garage	To keep on matrix with regular updates	To keep on matrix with regular updates. Jul 23: Awaiting information from Commercial Property Land Development Manager at Somerset Council. Aug 23: awaiting planning application to be submitted Feb 24: Application expected end of Feb. Nov 24: The legal contractual arrangements have been complex, and it is expected that these may not be complete until the end of Feb 25. A planning application is expected around the same time. Feb 25: MB to give a verbal update Mar 25: Public Consultation took place May 25: awaiting a planning application June 25: Letter sent to the Head of Commercial Investment at SC July 25: Planning application submitted for consultation Oct 25: Revised planning application. Apr 26: SC approved application; yet to show on SC Planning portal. Sep 26: SC shows no determination but expiry date 30/09/26	Clerk/Deputy Clerk	Ongoing
Nov-20	Ongoing issues with many gullies in the town	Deputy Clerk is putting together a spreadsheet of problems.	Nov 22: Ongoing contact with Highways. Budget spent; however, clearance can be organised for urgent jobs. May 23. To be readdressed in upcoming site meeting with Somerset Council in June. Yearly jet washing will take place, awaiting schedule Dec 23: Jet washing completed in May and October Oct 24: This has been added to the list for the EHM pilot Nov 24: The Deputy Clerk has a meeting scheduled to discuss gully clearance as part of the pilot Jan 25: We are awaiting a date for the 'Welcome to Crewkerne signs' cleaning and clearance and the gullies will be scheduled for a second day. June 25: No update on the Kier pilot Oct 25: Highways have sent a gully clearance schedule Feb 26: Councillors have been designated specific areas of the town to inspect. May 26: SC send out Verge Maintenance Schedule. Aug 26: Awaiting gully cleaning as per Schedule	Deputy Clerk/Highways	Ongoing

Dec-20	Diversion of Henley footpath railway crossing proposed by Network Rail and associated with the planning approval for a development on land at the top of Kithill.	Following a presentation from Network Rail, it was agreed to organise a site meeting to allow NR representatives to understand the Town Council's concerns.	Sept 22: Contact made with SSDC Planning regarding this precondition and request for update. Apr23: Noted, correspondence received from Network Rail regarding a proposed diversion application. Further information due from Network Rail. May23: update received with 2 diversion potential routes. Somerset Council to do site visit. Crossing lies within West Crewkerne Parish so only comment from neighbouring Parish. June 25: Awaiting result of the Tilia appeal July 25: Public consultation undertaken. Dec 25: Tilia application now approved. Jan 26: Network Rail at the Henhayes Centre on 28th Jan from 10.30 to discuss the proposal.	Network Rail/SCC Footpaths officer. NMA refused Jan 23.	Ongoing
Aug-21	Wall adjacent to Gouldsbrook Terrace crumbled leaving debris on the pavement.	The Deputy Clerk was asked to investigate ownership of the wall and send a letter to the owner to request that the wall was made safe	Feb 23: Highways confirm they have had difficulty communicating with landowner about the repairs needed. June 23: Highways confirm no progress made as landowner not responding. Nov 23: Discussed with Highways – no more they can do as privately owned Jan 24: Deputy Clerk to investigate if the wall can be repaired and recharged to the homeowner Feb 24: SC do not have the money or resources to do this March 24: More of the wall has fallen Sept 24: Re assess in the Spring June 25: The condition of the wall is worsening but under private ownership and SC will not repair July 25: Overgrown vegetation now causing an obstruction to the pavement. Highways will serve a notice on the property owner. May 26: Highways to cut back vegetation. Jun 26: Some vegetation cut back. Sep 26: Highways to cut back vegetation again.	Highways	Ongoing?
Oct 22	Diseased tree on Market Street	Agreed to replace it but queried £300 licence fee	Town Clerk has submitted planting proposal to Highways but not yet received confirmation. Sept 23: chased Oct 23: Trees could do with pruning Jan 25: No contact with tree officer April 25: Tree has been reported as dangerous June 25: See agenda item July 25: Enquired for costs to replant at the same time as removal Aug 25: No response received Oct 25: The tree has been cut down. Dec 25: New tree officer in place, Sep 26: MB to ask for quotation to remove stump and replant.	Town Clerk	Ongoing

Dec 22	Faded road markings – zebra crossing outside Waitrose/Library also junction of Wynnstay with North Street.	Responsibility – SC? Responsibility – Private ownership?	SC to refurbish car park markings South Street – date to be confirmed. Mark ups in car park Sept 23 – Somerset Council seeking quotations for lines Oct 23. March 24: Deputy Clerk to chase Sept 24: Road markings are being scheduled on a reactive basis June 25: Wynnstay junction has again been reported to SC. The crossing outside Waitrose will not be done as part of the refurbishment and not reportable to SC via the website - investigating ownership. July 25: Waitrose had some outstanding matters with SC that had to be resolved before reviewing the crossing. Feb 26: Car park works, walkway and crossing repainting now complete.	Deputy Clerk	Ongoing
Mar 23	Overflowing bins	Clerk to contact Streetscene about collection schedule.	Deputy Clerk has requested a collection schedule be confirmed. July 23: further request for schedule. Sept 23 request for schedule requested again. Nov 23: No schedule provided, Deputy Clerk to report all overflowing bins to Streetscene. Dec 23: SC have installed a new co-mingle bin on Kithill. Jan 24: Deputy Clerk to compile a spreadsheet of complaints. Jan-March 24: No complaints. April 24: x5 complaints received – all within a few days. Sept 24: Several overflowing dog bins recently. Oct 24: SC are currently reviewing the bins in the area. Some may be replaced with larger co-mingle bins. June 25: Some of the co-mingle bins are being used for household waste - this reported at the time.	Town/Deputy Clerk	Ongoing
Jun 23	Dropped Kerbs	Report sent to Highways for consideration	Report submitted by Space4Crewkerne about dropped kerbs in town. Discussed at Highways meeting. July 23: report sent to Highways. Aug 23: response received stating it has been passed to the SIS team for assessment. Nov 23: Highways have been asked for a cost, they suggested to get quotes from external contractors. June 25: SC have no budget for this.	Deputy Clerk	Ongoing
Jun 23	Mobility Scooter Access	Request for steps to be changed to allow mobility scooter area in Severalls/Southmead Crescent area passed to Highways	July 23: Information sent to Highways to consider. Aug 23: response received stating it has been passed to the SIS team for assessment. June 25: SC have no budget for this.	Deputy Clerk	Ongoing

Sept 23	High walls around Rose Lane deteriorating – debris over road	Reported to Highways	Nov 23 This has been reported to Ian at Streetscene April 24: With the service provider to survey and repair Sept 24: No update June 25: Chased with Highways but nothing to report July 25: Chased Oct 25: No reply from the SC officer. Jul 26: wall taken down & being rebuilt. Sept 26: Rebuild complete. Oct 26: protective covering removed.	Deputy Clerk	Ongoing
Feb 25	Grit Bins	To seek permission to install three new grit bins	Proposed locations Beechwood Drive, Thomson Drive and at the top of Kithill. May 25: The grit bins have now been purchased. June 25: Awaiting a location for Thomson Drive and the others will be installed when work schedules permit. Oct 25: Beechwood Drive and Kithill installed. Thomson Drive is awaiting Highways approval. Nov 25: It is not possible to install one at Thomson Drive at the top of the hill as there is no grass verge available.	Deputy Clerk	Ongoing