



PLANNING ADVISORY AND HIGHWAYS COMMITTEE

Minutes of the Planning Advisory and Highways Committee meeting held on 22 June 2009 in the Skyrm Room at the Public Hall, Beaminster at 7.00pm.

01 PRESENT:

Councillors Elliott (Chairman), Armstrong, Baker, Mrs Baldwin, Beazer, Berry, Mrs Knox, Mrs Page and Spooner.
Mrs Christine Bright (Town Clerk)

West Dorset District Councillor Mrs Payne and four members of the public.

02 APOLOGIES FOR ABSENCE:-

Apologies for absence were received from Councillor Mrs Beeny and Councillor Mrs Maling.

03 MINUTES OF THE PLANNING MEETING HELD ON 18 MAY 2009

The minutes of the Planning Advisory and Highways Committee meeting held on 18 May 2009 were confirmed as a correct record by the Chairman.

04 DECLARATIONS OF INTEREST

Cllr Mrs Knox declared an interest in agenda item 5 – Highway issues and agenda item 6 (a) – Public Rights of Way.

05 PLANNING MATTERS

a. GRANTS

Members **NOTED** the details of the five planning consents granted by West Dorset District Council since the last meeting.

b. APPLICATIONS

The following were considered:

(i) No: 1/D/09/000773

63 EAST STREET –
Convert outbuilding into
one bedroomed cottage

Recommend Refusal on the following grounds:

- Overdevelopment of a site with restricted access

(ii) No: 1/D/09/000544

CAMBRIAN HOUSE, WHITE SHEET HILL – Infill garage between existing house and garage including new duo pitch roof to extend over new and existing garage

Recommend Approval

(iii) No: 1/D/09/000755

THE WALNUTS, 2 PROUT HILL - Conversion to form dwelling and new garage block

Recommend Refusal

(iv) No: 1/D/09/000743

25 ST MARY WELL STREET – Two storey rear extension, single storey side extension and single storey front garage

Recommend Approval subject to the report from the Environment Agency being taken into consideration

(v) No: 1/D/09/000784

BEAMINSTER FIRE STATION, CLAY LANE – Replace 2 garage door with 2 windows

Recommend Approval

(vi) No: CA/09/00145

THE GARDEN HOUSE, 26 PROUT BRIDGE – To fell 1 No. Norway Spruce tree

Due to response deadlines Cllr Mrs Page had inspected the tree in question and **recommended approval.**

(vii) No: TP/09/00146

EAST COTTAGE, 5 WHITCOMBE ROAD – To raise the crown of 1 No Copper Beech tree (T14 in the Order) to 7 metres from the road and garden side; and to shape the crown on the garden side by 2-3 metres

Due to response deadlines Cllr Mrs Page had inspected the trees in question and **recommended approval.**

(viii) No: 1/D/09/000804

**58 EAST STREET – Two Storey
Extension**

Recommend Refusal on the following grounds:

- Overdevelopment of a site within the conservation area contrary to Policy DA5
- Loss of amenity to neighbouring property (Policy DA6)
- No provision for parking

(ix) No: 1/D/09/000859

**STOKE WATER COTTAGE,
STOKE ROAD - Replace
extensions and alterations**

Recommend Approval

(x) No: 1/D/09/000849 LBC

**18 CHURCH STREET –
Replace single glazed windows
With double glazed, re-open
window in garden shed**

Recommend Approval

(xi) No: 1/D/09/000912

**20 EGGARDON CLOSE –
New dwelling**

Recommend Refusal on the following grounds:

- Overdevelopment
- Plans do not indicate any provision for off-street parking

It was suggested a site visit after 6.00pm would be beneficial

Under this heading the Chairman raised two concerns he had with regard to on-line consultations and suggested the District Council be asked whether it would be possible to -

- Lay plans side by side on one page
- Download the applications onto hard drive prior to the meeting

Cllr Mrs Page left the meeting.

c. REFUSALS

Members **NOTED** the detail of one application refused by the District Council since the last meeting.

Cllr Mrs Knox left the meeting.

06 HIGHWAY ISSUES

a. Parish Maintenance Unit

A number of blocked drains/gullies were recorded.

b. Road Safety Officer – reports from/questions

Cllr Spooner had no items to report.

07 REPORTS FROM AND QUESTIONS TO:

a. Rights of Way Officer

In the absence of Cllr Mrs Beeny no report was received.

b. Public Transport Liaison Officer

Cllr Mrs Baldwin had no items to report.

08 CORRESPONDENCE

a. The Planning Inspectorate – Appeal Decision

Members **NOTED** the appeal in respect of 1 Lewesdon Close had been dismissed by the Inspector for four reasons.

b. Dorset County Council – Directional signing – Prout Bridge

The Town Clerk advised a response from the County Council with regard to the suggestion to site the signs on the wall behind the railings had asked the Town Council to seek formal permission from the owners of the property. It was **AGREED** that responsibility for obtaining permissions lay with the County Council and therefore the Town Council would not get involved.

09 MEETING

There being no further business, the meeting which started at 8.55pm closed at 10.10pm. The date of the next meeting was **NOTED** as Monday 20th July 2009.

**CHAIRMAN
20 July 2009**