



## **BEAMINSTER TOWN COUNCIL**

### **PLANNING ADVISORY AND HIGHWAYS COMMITTEE**

Minutes of the Planning Advisory and Highways Committee meeting held on 2<sup>nd</sup> March 2009 in the Skyrm Room at the Public Hall, Beaminster at 7.00pm.

- 187 PRESENT** – Councillors Mrs Maling (Chairman), Baker, Mrs Baldwin, Berry, Beazer, Mrs Beeny, Elliott and Mrs Page.  
Mrs Christine Bright (Town Clerk).
- 188 APOLOGIES FOR ABSENCE**  
Apologies for absence were received from Cllrs Armstrong, Mrs Knox and Spooner.
- 189 MINUTES OF THE PLANNING MEETING HELD ON 2<sup>ND</sup> FEBRUARY 2009**  
Minutes of the Planning Advisory and Highways Committee meeting held on 2<sup>nd</sup> February 2009 were confirmed as a correct record and signed by the Chairman.
- 190 DECLARATIONS OF INTEREST**  
  
Cllr Mrs Beeny declared a prejudicial interest in planning application no. 1/D/09/000137 – Land at the rear of former White Hart, Hogshill Street – demolish section of wall and form driveway, 12 car parking spaces and vehicular access.
- 191 PLANNING MATTERS**
- a. GRANTS**  
  
Members NOTED the details of the six planning consents granted by West Dorset District Council since the last meeting and the conditions attached thereto.

**b. APPLICATIONS**

The following were considered:

- (i) **No: 1/D/09/000137** **LAND AT THE REAR OF FORMER WHITE HART, HOGSHILL STREET**  
– Demolish section of wall and form driveway, 12 car parking spaces and vehicular access

The Town Council were disappointed to note that this application did not appear to address any of the concerns previously raised and therefore recommended **REFUSAL** on the following grounds:-

- The proposed gravel surface on the car park would cause unacceptable noise nuisance to very close neighbouring properties contrary to Policy DA6 (iii)
- The application makes no mention to any Archaeological or Ecological surveys having been undertaken and therefore the effect on wildlife occupying the habitat is unknown
- The application makes no provision to protect pedestrians, from increased traffic, using Memorial Lane
- No consideration appears to have been given by the highway authority with regard to the increased traffic activity despite the closed proximity of the zebra crossing and the absence of appropriate road markings
- The proposed bicycle shed is situated too close to the neighbour's boundary wall, which is a listed structure
- The arboricultural report concludes the root system of the Lime trees are vulnerable to damage and no excavation for the foundations of the gate piers and soak away, removal of the subsoil for the car park and subsequent compaction of sub-base/gravel layer are likely to be detrimental to the root system.

- (ii) **No: 1/D/0/000093** **23 THE SQUARE** – Upgrade the exterior signwork

**RECOMMEND APPROVAL**

- (iii) **No: 1/D/09/000179** **HARTS ORCHARD, WHITCOMBE ROAD -**  
Remove dormer and erect first floor extension. Block up entrance porch incorporating new window.

**RECOMMEND APPROVAL**

(iv) **No. 1/D/09/000193**

**30 CULVERHAYES** – Erect double garage and conservatory

### **RECOMMEND APPROVAL**

#### **c. WITHDRAWN APPLICATION**

Members NOTED the detail of one application withdrawn since the last meeting.

#### **d. APPEAL DECISION & APPEAL**

Members NOTED the appeal made under Section 78 of the Town & Country Planning Act 1990 in respect of planning App. No. 1/D/08/001674 – 20 Eggardon Close – erect two 2 bedroom flats had been dismissed.

Members NOTED an appeal had been lodged with the Planning Inspectorate in respect of planning App. No. 1/D/08/001655 – 1 Lewesdon Close – form new vehicular and pedestrian access with parking and turning area.

#### **e. AMENDED PLANS**

Members considered amended plans in respect of 23 The Square in conjunction with planning App. No. 1/D/09/000093.

## **192 REPORTS FROM AND QUESTIONS TO:**

#### **a. RIGHTS OF WAY LIAISON OFFICER**

Cllr Mrs Beeny reported that currently a small section of Footpath 30 was closed due to building works at Flaxfield and a broken fingerpost at Bowgrove had been reported.

#### **b. PUBLIC TRANSPORT LIAISON OFFICER**

Cllr Mrs Baldwin had no items to report.

#### **c. ROAD SAFETY OFFICER**

In the absence of Cllr Spooner no report was received.

Cllr Beazer drew attention to the directional signage at Prout Bridge and tabled his suggestions for improved signage.

Cllr Berry expressed his concern at the speed of vehicles in Hogshill Street and the instances of pedestrians being struck by passing vehicles.

Cllr Beazer reported that Magna Housing Association had offered to replace the wooden notice board on the front elevation of the Public Hall. He outlined two options 1) a straight replacement of the existing board or 2) a larger board sited between the two windows. Members were generally in favour of a larger board to reduce the number of posters displayed in windows.

**193 MEETING**

The meeting which started at 7.05pm ended at 8.30pm.

**CHAIRMAN  
6 APRIL 2009**