



# BEAMINSTER TOWN COUNCIL

## PLANNING ADVISORY AND HIGHWAYS COMMITTEE

Minutes of the Planning Advisory and Highways Committee meeting held on 4<sup>th</sup> June 2018 in the Public Hall, Beaminster at 7.00pm.

- 1331 PRESENT:** Cllr Beswarick, Cllr Cheeseman, Cllr Mrs J Cooke, Cllr Dawkins, Cllr Faulkner, Cllr Norris, Cllr Mrs J Page and Cllr Turner.
- 1332 APOLOGIES FOR ABSENCE:-**  
Apologies for absence were received from Cllr Body.
- 1333 ELECTION OF CHAIRMAN**  
Cllr Turner proposed Cllr Baker, seconded by Cllr Cheeseman, there being no other nominations Cllr Baker was duly election chairman for the ensuing year.
- 1334 ELECTION OF VICE CHAIRMAN**  
Cllr Baker proposed Cllr Cheeseman, seconded by Cllr Turner, there being no other nominations Cllr Cheeseman was duly elected vice chairman for the ensuing year.
- 1335 MINUTES OF THE PLANNING ADVISORY & HIGHWAYS MEETING HELD ON 1<sup>ST</sup> MAY 2018**  
The minutes of the Planning Advisory and Highways Committee meeting held on 1<sup>st</sup> May 2018 having previously been circulated were confirmed and signed as a correct record by the Chairman.
- 1336 DECLARATIONS OF INTEREST AND DISPENSATIONS**  
Cllr Norris declared a personal interest in agenda item 6 (a) (5) – App. No. WD/D/18/000845 – 11 Southgate
- 1337 PLANNING MATTERS**  
**(a) APPLICATIONS**  
The following planning applications were considered:
- |                                  |   |
|----------------------------------|---|
| <b>(1) WD/D/18/000740(FULL)</b>  | <b>10 HIGHER GREEN</b>                          |
| Recommend approval.              | Demolition of garage and erection of extensions |
| <b>(2) WD/D/18/000756 (FULL)</b> | <b>8 STOKE ROAD</b>                             |
| Recommend approval.              | Erection of garage                              |

**(3) WD/D/18/000828**

Recommend approval.

**(4) WD/D/18/000837 (FULL)**

Recommend approval.

**(5) WD/D/18/000845 (FULL)**

Recommend approval.

**(6) WD/D/18/000902 (FULL)**

Recommend approval.

**(7) WD/D/18/000922 (LBC)**

Recommend approval.

**(8) WD/D/18/000931 (FULL)**

Recommend approval.

**(9) WD/D/ 18/000962 (CHANGE OF USE)**

Recommend approval.

**(10) WD/D/18/000983 (FULL)**

Recommend refusal – there was no indication on the plans as to the height of the existing chimney (already removed) or the proposed replacement. Insufficient evidence was provided with regard to pollution and impact on neighbours as the proposed chimney would be below the ridge line. There was also the potential fire risk to close proximity neighbouring properties. Supporting documentation indicated that neighbours had been consulted however this would appear to be incorrect with some neighbours.

**(B) PLANNING APPROVALS**

Members **NOTED** seven planning approvals received since the last meeting.

**4 MANOR GARDENS**

Erection of single storey rear extension. Conservatory to side, conversion of garage and formation of handstanding

**HAMS MILL, SOUTHGATE**

Insert 2 no. Windows at second floor level

**11 SOUTHGATE**

Modify existing vehicular access. Erect new retaining wall re-using existing natural stone

**HAMS MILL, SOUTHGATE**

Add pitched roof to existing outbuilding. Erect single storey link to main house. Erect garage with link verandah.

**9 BRIDPORT ROAD**

Internal alterations to fireplace and chimney.

**43A HOGSHILL STREET**

**WELLWOOD FARM, WELLWOOD FARM ACCESS ROAD**

Change of use from holiday let to ancillary accommodation in connection with the main house (Wellwood Farm House)

**DANIELS COTTAGE, 29A HOGSHILL STREET**

Increase height of chimney

## 1338 CORRESPONDENCE

### (a) Knighton Countryside Management

Members **NOTED** the detail of the proposed tree planting scheme, it was **AGREED** to enquire the species of trees.

### (b) West Dorset District Council: Former Gibbs Garage

Members **NOTED** the content of correspondence received from West Dorset District Council's enforcement officer in which he advised that he had informed the proprietor that Condition 4 of the planning consent must be complied with as a matter of urgency and to continue to sell cars on the forecourt and Christmas Trees planning permission for change of use must be applied for, in the meanwhile future sales must stop.

It was also **NOTED** that currently there was a car being advertised for sale, the Town Clerk was asked to forward details to WDDC.

## 1339 PUBLIC TRANSPORT LIAISON OFFICER

### (a) Community Transport

Cllr Turner advised confirmation of the registration of the bus route was awaited prior to applying for the Section 22 permit.

## 1340 PUBLIC RIGHTS OF WAY OFFICER

In the absence of a Public Rights of Way officer no report was received.

## 1341 HIGHWAY ISSUES

### (a) Dorset County Council: Temporary Road closure of The Green

Members **NOTED** the closure of the Green from its junction with Woodswater Lane to its junction with Middle Green, a distance of 300 metres, commencing 2<sup>nd</sup> July 2018 for 14 days. The Town Clerk to ascertain whether this was a 24 hour closure.

## 1342 NEIGHBOURHOOD PLAN

Members were tabled with the notes of the Neighbourhood Plan working Group meeting held on 9<sup>th</sup> May 2018, a copy which are attached. **NOTED.**

Cllr Mrs Page advised the District Council's review of the Local Plan would be submitted to their Scrutiny Committee in June prior to public consultation.

## 1343 DATE OF NEXT MEETING

The date of the next meeting as **NOTED** for Monday 2<sup>nd</sup> July 2018.

## 1344 MEETING

There being no further business, the meeting which started at 7.00pm closed at 8.33pm

Chairman  
2<sup>nd</sup> July 2018