



PLANNING ADVISORY AND HIGHWAYS COMMITTEE

Minutes of the Planning Advisory and Highways Committee held on Tuesday 6th December 2022 in the Public Hall.

A resident from Southgate expressed an interest in agenda item 9 – road safety – 20mph schemes highlighted the issues faced by residents with regard to the speed of the traffic exiting the town in particular.

1896 Members present: Cllr Turner (Chairman), Cllr Beswarick, Cllr Biggs, Cllr Body, Cllr Cheeseman, Cllr Corbett, Cllr Dawkins, Cllr Langridge and Cllr Monks; also Christine Bright (Town Clerk) and one member of the public.

1897 APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllr Drinnan and Cllr Goode.

1898 MINUTES OF THE PLANNING ADVISORY & HIGHWAYS COMMITTEE MEETING HELD ON 1ST NOVEMBER 2022

Members having previously been circulated with the minutes of the Planning Advisory & Highway Committee meeting held on 1st November 2022 confirmed and signed as a correct record.

1899 DECLARATIONS OF INTEREST

Cllr Biggs declared a personal interest in agenda item 4 (a) 3 – Planning application P/HOU/2022/0663 – 7 Brantwood.

1900 PLANNING ISSUES

(a) To **CONSIDER** the following **PLANNING APPLICATIONS:**

1. P/HOU/2022/06111

Recommend approval.

39 EAST STREET

Replacement front bay window and porch

2. P/HOU/2022/06497

TREFOIL HOUSE, SHORTMOOR LANE

Erect extension to Vestry and re-roof existing slate roof with dark grey standing seam metal roof with integrated solar PV on south elevation

In principle members had no objections to the proposal however mention was made of the closed burial ground that surrounds the former church and the close proximity of ancient

burials to the building which were not marked with headstones etc. therefore care would be needed with any excavation works. Members noted the plan gave the indication that the current access from the Roman Catholic church was to be closed, this route has historically been used by undertakers to access the burial ground and questioned whether it would constitute a right of way.

3. P/HOU/2022/06693

7 BRANTWOOD

Demolish existing conservatory and erect single storey side extension

Members **NOTED** the application had been approved prior to this meeting.

4. P/HOU/2022/06722

8 CULVERHAYES

Install roof light and erect replacement rear and side extension

Recommend approval.

5. P/HOU/2022/06903

50 FLEET STREET

Erection of iron railings on stone plinth to the front elevation of Barton End along boundary of highway

Recommend approval.

6. P/LBC/2022/06904

50 FLEET STREET

Erection of iron railings on stone plinth to the front elevation of Barton End along boundary of highway

Recommend approval.

7. P/FUL/2022/07063

ART DECO CAFÉ, 3 HOGSHILL STREET

Retain alterations to approved first floor extension

Members support the proposal in principle however the wooden fencing was considered out of place within the townscape and concern expressed with regard to the amenity of the neighbouring properties with the potential for the loss of privacy being overlooked from the roof terrace.

8. P/HOU/2022/07376

26 CULVERHAYES

Erect rear extension and detached garage

No objections to the proposal in principle however concern was expressed with regard to the intention to white render the external walls which would be out of keeping with the other properties all being of reconstituted stone.

9. P/HOU/2022/07386

6 HIGHER GREEN

Erect ancillary mobile home accommodation

No objections however the Council would recommend that the mobile home was tied to the main property as ancillary accommodation as per the application with a time limit imposed.

10. P/TRC/2022/07339

Recommend approval.

11. P/TRT/2022/07200

Recommend approval.

(b) PLANNING APPROVALS

The following planning approvals were **NOTED**:

1. P/TRC/2022/05908

Granted

2. P/LBC/2022/05728

Granted subject to 6 conditions.

3. P/HOU/2022/05415

Granted subject to 6 conditions.

4. P/FUL/2022/04902

Granted subject to 3 conditions.

5. P/LBC/2022/04941

Granted subject to 3 conditions.

17 SOUTHGATE

T1 Ash - Remove 1 branch 15cm in dia growing over the top of a yew tree. Cut back to a growth point. T2 Holm Oak - Reduce branches growing towards garage Cut size 15cm, cut back by 2m. T3 Sycamore - Reduce branches growing towards garage. Cut size 15cm, cut back by 2m T4 Holly - Remove - growing up into the ash tree

4 WOODLANDS, BRIDPORT ROAD

T1. T2 & T3 Beech – raise canopy over roadside to 5.3m

1 SHORTS LANE

T1 Macrocarpa – Fell

FARRS, WHITCOMBE ROAD

Install secondary glazing within attic storey

CHANTRY COTTAGE, CHANTRY LANE

Erect two storey and first floor extensions to farmhouse

39-41 CLAY LANE

Internal and external alterations to facilitate erection of extension to retail premises

39-41 CLAY LANE

Internal and external alterations to facilitate erection of extension to retail premises

6. P/FUL/2022/04750

Granted subject to 6 conditions.

WEST AXNOLLER FARM ACCESS ROAD

Construction of hard surface tennis court and fencing. (Change of position to that previously approved under application P/FUL/2021/03077)

7. P/LBC/2022/03210

Granted subject to 6 conditions.

SITE OF PARNHAM HOUSE, PARNHAM

Reconstruction and replacement of two flat roofs with lead covering to the Stable link building of Parnham House. Stabilisation to existing timber structure and reconstruction of a tiled mansard roof with flat lead upper roof. Reconstruction of internal first floor structure and timber staircase and refurbishment internally to restore fire damaged spaces as habitable rooms at ground floor and first floor within the Stable Link. Refurbishment of existing metal framed windows to Stable link. Minor alterations to the Service Range of Parnham House including insertion of new WC and temporary timber partitions. Replacement of modern roof over former Bertram Stair enclosed courtyard.

(c) PLANNING REFUSALS

NOTED no planning refusals received

1901 CORRESPONDENCE

(a) Dorset Council

Members **NOTED** notification of consideration of planning application P/FUL/2022/05509 – Scout land opposite Holy Trinity Burial Ground by the Dorset Council Planning Committee at a meeting to take place on 13th December 2022. The Council were invited to send a representative to speak at the meeting if it so wished.

1902 PUBLIC RIGHTS OF WAY

ClIr Biggs advised he was currently awaiting a response from Dorset Council's Countryside Ranger.

1903 PUBLIC TRANSPORT

No items were raised for discussion.

1904 HIGHWAYS ISSUES

The Town Clerk was asked to report the following highways issues:

- Blocked gullies in Whitcombe Road, Hogshill Street, Clay Lane and Tunnel Road
- Streetlight at the end of Shadrack Street obscured by overgrown foliage.

1905 ROAD SAFETY ISSUES

(a) Dorset Council – 20mph Speed Limit approach

Members had previously been circulated with a copy of Dorset Council's principles, criteria and application process for the introduction of 20mph speed limits. Correspondence had also been received from residents of Southgate and North Street expressing concern at the speed of traffic together with a request for the Town Council to consider an application to Dorset Council for a 20mph limit in those areas.

Members were in agreement with the residents; also they felt there should be consideration for a 20mph limit in Clay Lane. **RESOLVED** to form a small working group in the New Year to formulate an application.

1906 DATE OF NEXT MEETING

The date of the next Planning Advisory & Highways Committee meeting was scheduled to take place on Tuesday 3rd January 2023.

1907 MEETING

The meeting which commenced at 7.00pm closed at 8.35pm.

Chairman
3rd January 2023

