



PLANNING ADVISORY AND HIGHWAYS COMMITTEE

Minutes of the Planning Advisory and Highways Committee held on Tuesday 6th June 2023 in the Skyrm Room, Public Hall.

Mrs Smith enquired on progress with regard to the 20mph application and drew members attention to the recent publicity from Fontwell Magna whose application had been refused, in response Cllr Monks advised a draft application would be available for the next meeting of this committee.

1968 Members present: Cllr Beswarick, Cllr Body, Cllr Corbett, Cllr Dawkins, Cllr Gunning, Cllr Monks and Cllr Woods; also Christine Bright (Town Clerk) and one member of the public.

1969 APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllr Biggs, Cllr Goode and Cllr Turner.

1970 ELECTION OF CHAIRMAN

Cllr Dawkins advised that prior to his vacation Cllr Turner had indicated he would be happy to be re-elected and in his absence proposed Cllr Turner, seconded by Cllr Monks, there being no other nominations Cllr Turner was duly elected Chairman for ensuing Council year subject to his acceptance. Cllr Monks remained in the chair for the duration of the meeting.

1971 ELECTION OF VICE CHAIRMAN

Cllr Body proposed Cllr Monks, seconded by Cllr Dawkins, there being no other nominations Cllr Monks was duly elected Vice Chairman for the ensuing Council year.

1972 MINUTES OF THE PLANNING ADVISORY & HIGHWAYS COMMITTEE MEETING HELD ON 2ND MAY 2023

Members having previously been circulated with the minutes of the Planning Advisory & Highway Committee meeting held on 2nd May 2023 confirmed and signed as a correct record.

1973 DECLARATIONS OF INTEREST

No declarations were received.

1974 PLANNING ISSUES

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

1. P/FUL/2022/07766

SITE ADJACENT 82 EAST STREET

Erection of 2 no. dwellings (amended scheme in relation to plots 4 & 5 approved under WD/D./20/00583 (App/D1265/W/21/3267101)

Members considered the amended plans and noted the proposal remained for two much larger dwellings on an already cramped site therefore the committee re-iterated their recommendation to refuse the application on the following grounds:

- The plans did not accurately indicate site levels making it difficult to ascertain exact finished floor levels.
- The significant increase in the size of the properties would have a detrimental effect on the amenity of properties in East Street contrary to Policy ENV16 with regard to overshadowing, overbearing impact and lack of privacy (overlooking)
- The two semi detached properties previously granted had been replaced with two large detached houses contrary to Policy ENV12 the design should be in harmony with adjoining buildings and the area as a whole
- the proposed detached properties were disproportionate to the rest of the development.

Other observations: The introduction of hard surfaces on a previous green field site would exacerbate surface water run-off into East Street properties and the close proximity to the boundary wall would remove the green corridor

2. **P/FUL/2023/01908**

WEST AXNOLLER FARM ACCESS ROAD TO THE GRANGE

Retention of stables and tack room.

Recommend approval.

3. **P/FUL/2023/02748**

12 THE SQUARE

Replace and repair rear elevation windows and replace cement render with lime render

Recommend approval.

4. **P/LBC/2023/02749**

12 THE SQUARE

Replace and repair elevations windows and replace cement render with lime render

Recommend approval.

(b) PLANNING APPROVALS

The following planning approvals were **NOTED**.

1. **P/LBC/2022/07944**

CHAPEL MARSH FARM, AXNOLLER LANE

Alterations and repair works comprising of the insertion of roof lights, reversal of works to kitchen fireplace/large inglenook, works to recently exposed bread oven, works to the room occupying the side mono-pitched addition (known as the dairy/cheese room), rebuilding of the external privy, the provision of a door to be inserted to preserve and enhance the screen doorway

Granted with 2 conditions.

2. P/FUL/2023/01739

Granted with 2 conditions.

3. P/CLP/2023/01862

Granted with 1 condition.

4. P/HOU/2023/01845

Granted with 4 conditions.

5. P/HOU/2023/00959

Granted with 3 conditions.

6. P/FUL/2023/01474

Granted with 4 conditions

7. P/HOU/2023/01402

Granted with 4 conditions.

STREET RECORD ACCESS TO PLAYING FIELDS

Replacement of existing storage building with a new building for use as a public WC with disabled access and as storage facility.

6 HIGHER GREEN

Location of 1 no. mobile home within domestic garden

19 MIDDLE GREEN

Proposed side extension and relocate oil Tank

STONECOMBE HOUSE, WHITESHEET

Erect single storey extension

DORSET FIRE & RESCUE SERVICE, CLAY LANE

Erect side extension to existing fire Station and creation of 2 no. off street parking spaces

22 HOLLYMOOR GARDENS

Erection of a garden building to be used as an art studio

1975 PLANNING REFUSALS

No planning refusals had been received since the last meeting.

1976 CORRESPONDENCE

(a) NALC – Infrastructure Levy

NALC had previously sought views or comments on the questionnaire circulated, after due consideration members had no comment to make.

(b) NALC – case study documents

NALC had extended an invitation to local councils with experience of planning to submit a short case study on climate change, young people and points of light following due consideration it was felt that Beaminster had little experience to share on the topics listed.

1977 PUBLIC RIGHTS OF WAY

No items were raised for discussion.

1978 PUBLIC TRANSPORT

Cllr Monks advised a new time table for the No. 6 service would operate from Sunday and the X53 would revert to an hourly service during the summer months.

1979 HIGHWAYS ISSUES

The Town Clerk was asked to report the following issues:

- Broken manhole cover on the pavement in Clay Lane
- 30mph signs obscured by foliage and in need of a clean
- Roadside posts in Tunnel Road had rusted through
- 20mph road markings required repainting

1980 ROAD SAFETY ISSUES

Cllr Monks advised a draft application would be available at the next meeting for discussion.

1981 DATE OF NEXT MEETING

The date of the next Planning Advisory & Highways Committee meeting was scheduled to take place on Tuesday 4th July 2023.

1982 MEETING

The meeting which commenced at 7.00pm closed at 8.00pm.

Chairman
4th July 2023

