

# Dorchester Town Council

## Planning and Environment Committee

5 September 2022

**Present:** The Mayor (Councillor J. Hewitt) and Councillors R. Biggs, T. Harries, S. Hosford, S. Jones, F. Kent-Ledger, R. Major, M. Rennie and R. Ricardo (Vice-Chairman in the Chair).

**Apologies:** A. Canning, L. Fry, G. Jones, D. Leaper, R. Potter and D. Taylor.

In Attendance

Councillor F. Hogwood.

G. Vingoe – Poundbury resident (Minute No 24).

### 22. Declaration of Interests

Councillor S. Jones stated that as a member of Dorset Council's Area Planning Committee, she would keep an open mind on the planning applications and consider all information available at each stage of the decision process. Councillor Jones would take part in the debate but not vote on planning applications at this meeting.

### 23. Minutes

The Minutes of the Meeting of the Committee held on 1 August 2022 were confirmed and signed by the Chairman as a correct record.

### 24. Proposal for the Introduction of a 20mph Speed Limit at Poundbury

The Committee welcomed Graham Vingoe to the meeting. Mr Vingoe then made a presentation to the Committee which highlighted local residents concerns regarding the lack of road safety at Poundbury. The Committee was requested to give consideration to supporting the introduction of a 20mph speed limit across the main residential areas of Poundbury and supporting such a proposal to Dorset Council. Mr Vingoe then responded to Members detailed questions.

The Committee felt that the case for a 20mph speed limit at Poundbury was compelling and that the Council's support should be given to the proposal.

In considering this matter Members were reminded that the Council had, some while ago, requested that Dorset Council introduce a 20mph speed limit along Lubbecke Way and associated roads. Now that the road had been fully opened Members agreed that the request should be pursued.

### **Recommended**

- (1) That Dorset Council be informed of this Council's support to the introduction of a 20mph speed limit across the main residential areas of Poundbury.
- (2) That Dorset Council be requested to consider further, now that the Lubbecke Way extension had been completed and opened, the proposal to implement a 20mph speed limit along Lubbecke Way and associated roads.

### **25. Local Plan Update**

The Committee had before it CPRE's press release which responded to Dorset Council's recent Local Plan update.

It was noted that the Government's Department of Levelling Up Housing and Communities (DLUHC) had stated that Dorset Council had no agreement to changing the rules and timeframe for the Local Plan, only that Dorset Council had requested to be a pilot for a new national approach to Local Plans being introduced through revised national policy.

This clarification from DLUHC also appeared to throw doubt on whether the removal of the 'duty to cooperate' with neighbouring authorities had also actually been agreed.

Members felt strongly that a factual statement was required from Dorset Council on the above matters and on what had and had not actually been agreed in respect of the new Local Plan. The Committee felt that the best way to get a factual statement would be to ask a formal question at the next Full Dorset Council meeting in October.

### **Resolved**

That Council be requested to agree the questions to be asked of the Dorset Council, at its next meeting, in respect of what had and had not actually been agreed in respect of the new Local Plan.

### **26. Planning Applications for Comment**

The Committee considered the planning applications referred to the Council for comment by Dorset Council.

### **Resolved**

That the comments on the various planning applications, as set out in Appendix 1, be submitted to Dorset Council.

### **27. Minute Update**

It was noted that there were no Minutes that required an update.

28. **Planning Issues to Note**

There were no planning issues to note.

Chairman.....

## Appendix 1

### East Ward (Councillors T. Harries, S. Jones, F. Kent-Ledger and R. Major)

- E1. P/HOU/2022/04841 26 Casterbridge Road Dorchester DT1 2AQ**  
Replace an attached Garage/Store with a new two storey side extension and single-storey rear extension. Mandeep 26/08/22  
No objection
- E2. P/FUL/2022/04718 12 Gatcombe Close Dorchester Dorset DT1 2AW**  
Change of use of dwelling to form mixed use as dwelling (C3) & childminding (D1).  
No objection
- E3. P/VOC/2022/04730 22 Balmoral Crescent Dorchester DT1 2BW**  
Erect two storey side extension (Variation of Condition No. 2 of Planning Permission No. P/HOU/2012/01755 to amend the approved plans to allow alternative materials).  
No objection
- E4. P/HOU/2022/05168 10 St Georges Close Dorchester DT1 1PG**  
Erect single storey extension.  
No objection
- E5. P/VOC/2022/05173 2B and 2C Salisbury Street Dorchester DT1 1JU**  
Demolish redundant former garage/workshop and erect two dwellings. Modify existing vehicular accesses.  
(without compliance with condition 9 & with variation of conditions 1, 4 & 7 of planning permission WD/D/18/002487 - to amend approved plans).  
No objection

### North Ward (Councillor A. Canning)

- N1. P/FUL/2022/04367 & 04368 (Listed Building Consent) 48 High West Street Dorchester Dorset DT1 1UT**  
Change of use and conversion of building to 4 No. residential apartments.  
No objection
- N2. P/LBC/2022/03587 39 Glyde Path Road Dorchester Dorset DT1 1XE**  
Install replacement front and rear entrance doors and repair windows.  
No objection
- N3. P/FUL/2022/04634 45-46 South Street Dorchester Dorset DT1 1DQ**  
Create a new front entrance. Install rear dormers.  
No objection
- N4. P/LBC/2022/04955 Second Floor Flat 4 High East Street Dorchester DT1 1HS (Listed Building Consent)**  
Replace lead gutter to the principal North aspect roof slope.  
No objection
- N5. P/LBC/2022/02877 39 South Street Dorchester Dorset DT1 1DF (Listed Building Consent)**  
Strip and re-cover roof slopes, and repair front dormer.  
Carry out re-pointing to front elevation. Re-point and repair stonework to rear elevation.  
No objection
- N6. P/HOU/2022/05339 9 Normandy Way Dorchester Dorset DT1 2PP**  
Replace existing rear conservatory with lean-to rear extension forming boot room and garden room.  
No objection

### West Ward (Councillors L. Fry, J. Hewitt and R. Ricardo)

- W1. P/OUT/2022/04507 4 Maumbury Road Dorchester DT1 1QW**  
Change of use and extension to existing Light industrial buildings E(g) to create 10 managed workspaces to ground floor and 4 two bed serviced flat units to first floor. Partial demolition of rear buildings. (Outline application to determine access, appearance, layout and scale).  
No objection
- W2. P/HOU/2022/05085 84 Coburg Road Dorchester DT1 2HR**  
Erect Two-storey side extension, new flat roofed main entrance porch. Remodel the rear structures.  
No objection
- South Ward (Councillors G. Jones, R. Potter and M. Rennie)**
- S1. P/FUL/2022/04510 St Osmund's Church Of England Middle School Barnes Way Dorchester DT1 2DZ**  
Remove 8no. timber-framed single glazed high level window units and replace with powder-coated aluminium double-glazed units. Replace timber door with powder-coated door.  
No objection
- S2. P/FUL/2022/04457 Dorchester Town Council Pavilion And Recreation Ground Weymouth Avenue Dorchester DT1 2RZ**  
Installation of solar panels to the existing roof.  
The Committee gave no consideration to this application as the Council owns the building.  
**Poundbury Ward (Councillors R. Biggs, S. Hosford and D. Leaper)**
- P1. P/HOU/2022/04873 38 Holmead Walk Poundbury Dorchester DT1 3GE**  
Erect Two Storey Rear Extension and Internal Alterations.  
No objection

**The following for information matters were received by the Committee:-**

- FI1. P/PACD/2022/04548 Museum Store Colliton Street Dorchester**  
Change of use from Commercial, Business and Service to 1no. dwellinghouse (Class C3).  
*"You are being notified for information purposes. This application is not a planning application but a request for the Council to determine whether or not Prior Approval is required for the proposal."*  
Dorset Council
- FI2. P/PALH/2022/04556 32 Mellstock Avenue Dorchester Dorset DT1 2BQ**  
Erect rear an extension: To extend 5.30 metres beyond the rear wall of the original dwelling house: maximum height 2.90 metres : height to eaves 2.90 metres.  
*"You are being notified for information purposes. This application is not a planning application but a request for the Council to determine whether or not Prior Approval is required for the proposal."*  
Dorset Council
- FI3. P/NMA/2022/04765 5 Caernarvon Close Dorchester DT1 2EH**  
Non material amendment to planning permission P/HOU/2021/05743 to erect single storey side and front extension with air conditioning unit over and two storey extension to reduce the length of the single storey extension and form a cropped hip.
- FI4. P/NMA/2022/04810 23 Alfred Road Dorchester Dorset DT1 2DW**  
Non-material amendment to Planning Permission No. P/HOU/2022/00855 to replace existing window to extension with doors onto garden.