

Dorchester Town Council
Minutes of the Planning and Environment Committee
6th February 2023

Present: The Mayor (Councillor J. Hewitt) and Councillors R Biggs, S. Hosford, S. Jones, F. Kent-Ledger, R. Major, R. Potter (Chairman), R. Ricardo (Vice-Chairman) and D. Taylor.

In Attendance

Claire Mayer and Pat Garrett (Gap Project).

Apologies: Councillors L. Fry, M. Rennie, T Harries, D Leaper.

61. Declarations of Interest

Councillor S. Jones stated that as 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. They would take part in the debate but not vote on planning applications at this meeting.

Councillor David Taylor declared an interest in Planning Application E1, Land North of Lubbecke Way, Dorchester in that he was a member of the Gap Project but did not have any pecuniary interest. He would remain silent for the duration of the discussion and not vote.

62. Minutes

The minutes of the meeting of the Committee held on 9 January 2023 were confirmed and signed by the Chairman.

63. Town Centre Masterplan and Local Plan Update

The Chairman reported on the local plan in general terms and informed the committee that a meeting was to take place with County Planners at which himself, The Town Clerk and Committee Clerk would attend with the intention of discussing the likely future of the local plan.

Resolved

That the Committee Clerk contacts Dorset Council to arrange a meeting.

64. Request for Parking Restrictions – Herrington Road

Members discussed the request and recognised the problems currently existing. It was noted that the proposed lining if agreed would have the potential to move the problem of parked cars further along the road and onto adjacent roads such as Mellstock Avenue.

Resolved

- (1) That the request be supported and Dorset Council asked to produce a considered scheme which avoids the problem of simply relocating the parked cars to further along Herringston Road and also to consider extending the existing southbound carriageway pedestrian footpath of Herringston Road from where it terminates at the allotments to just past the Bridge over the main Dorchester Relief Road where a public footpath access gate is located.

65. Planning Applications for Comment

The Committee considered the planning applications referred to the Council for comment by Dorset Council (Appendix 1).

66. Minute Update Report

None

67. Planning Issues to Note

A member reported a complaint from a member of the public regarding the failure of the traffic calming build outs located at the eastern end of Maiden Castle Road to actively slow traffic. It was also noted that traffic entering Maiden Castle Road from Weymouth Avenue gained speed very quickly before turning into Celtic Crescent as there are no effective traffic calming measures in place. Members discussed this matter and noted that the cycleway located further to the west on Maiden Castle Road helped to calm traffic on that stretch of the road.

Resolved

That the Clerk contacts Dorset Council highways to request an examination of the traffic calming in the eastern section of MCR and its effectiveness and to also suggest that the existing cycleway could be extended from its current end in Maiden Castle Road in an easterly direction to the junction with Weymouth Avenue.

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

- E1. **P/FUL/2022/04191 Land North of Lubbecke Way Dorchester**
Change of use of land to eco therapy and horticultural gardens. No Objection
- E2. **P/HOU/2022/07216 & 07217 (LBC) The Oasthouse St Georges Road Dorchester Dorset DT1 1PB**
Install 26 panel roof mounted domestic solar panels. No Objection
- E3. **P/LBC/2023/001651 (LBC) Old Mill Flats Holloway Road Dorchester DT1 1LQ**
Install external handrail. No Objection
- E4. **P/HOU/2023/00249 22 Alington Road Dorchester Dorset DT1 1NT**
Install bi-fold doors. Replacing flat roof and insert roof lights. No Objection
- E5. **P/LBC/2023/00396 (Listed Building Consent) Max Gate Alington Avenue Dorchester DT1 2AB**
Lift two sections of modern tarmac driveway to lay two trial areas of a new self-bonded gravel surface. No Objection

North Ward (Councillor A. Canning & D. Taylor)

- N1. **P/FUL/2022/08028 Princes House Princes Street Dorchester Dorset DT1 1TP**
Change of use of commercial, business and service (Class E) to form 9 No. residential flats (Class C3). No Objection

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

- W1. **P/HOU/2023/00138 44 Coburg Road Dorchester DT1 2HR**
Replace a rear Conservatory and lean to roof with a new flat roof structure. No Objection

W2. P/ADV/2023/00210 31 Great Western Road Dorchester Dorset DT1 1UF

Display 1 No. externally illuminated fascia sign, 1 No. non-illuminated fascia sign and 2 No. non-illuminated notices.

No Objection: Subject to a restriction on times of illumination to only when the premises is open and to light levels not being intrusive to those living opposite. Light fittings should be of the same design as adjacent buildings.

W3. P/HOU/2023/00329 32 Treves Road Dorchester DT1 2HE

Erect two storey rear and side extension. Erect single storey lean-to extension and Internal alterations.

No Objection

South Ward (Councillors G. Jones, R. Potter and M. Rennie)

No applications received to date.

Poundbury Ward (Councillors R. Biggs, S. Hosford and D. Leaper)

P1. P/FUL/2022/07651 Unit 3 5 Kings Point House Queen Mother Square Poundbury DT1 3BW

Extend plant enclosure to rear of store by 2.9m to house stand-by generator.

No Objection

Notice of Appeal

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

A1. P/HOU/2022/04421 101 Damers Road, Dorchester, DT1 2LB

Form a new vehicle access onto road and parking space to front of property.

An appeal has been made to the Secretary of State against the Appeal Against Refusal of Dorset Council.