

STURMINSTER NEWTON TOWN COUNCIL**MINUTES OF A MEETING OF THE PLANNING & ENVIRONMENT COMMITTEE****Held on Thursday 15TH February 2018 in the Council Chamber at 7.15pm****Present :**

Councillor P. Batstone

Councillor A. Donaldson - ex officio

Councillor C. Fraser

Councillor M. Jones

Councillor H. Lacey

Councillor H. Reed

Councillor G. Rose

Councillor C. Spackman - Committee Chair

Absent : Councillor N. Cowell, Councillor V. Fox and Alan Harrison (Co-opted Footpaths Officer)**In Attendance:** 1 member of the public, Mrs Emma Lindsay (Town Clerk) and Mrs Louise Plumridge (Assistant Town Clerk)MINUTE
NUMBER

COMMENTS

RESOLUTION*For each item, the proposer is named first followed by the seconder*

18/374 PUBLIC SESSION

No questions were asked or comments made.

18/375 APOLOGIES FOR ABSENCE

Apologies were received from Cllr. N Cowell, Cllr. V Fox and Alan Harrison (Co-opted Footpaths Officer).

These apologies were accepted by the Members present.

18/376 DECLARATIONS OF INTERESTS AND DISPENSATIONS

Cllr. Spackman advised he knew the applicants for Stourcastle Lodge and Magnolia House to be discussed in Agenda Item 18/378 but had no connections and had not spoken to either party.

18/377 MINUTES OF THE PREVIOUS COMMITTEE MEETING

The minutes of the Planning & Environment Committee Meeting held on Thursday 18th January 2018 (pages 2550 to 2556) having been circulated and publicised prior to the meeting were taken as read and approved for signature by the chairman as a true and correct record.

Cllr. Reed

Cllr. Donaldson

18/378 CONSIDERATION OF PLANNING APPLICATIONS

The following applications were considered and the Council resolved to make the comment indicated

	<i>Plan Number</i>	<i>District Reference</i>	<i>Site Reference</i>
1	2018/01/05	2/2017/1953/LBC	
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>
	Mr and Mrs S Palmer	Flat 1	35A Market Place
	<i>Town</i>	<i>County</i>	<i>Post Code</i>
	Sturminster Newton	Dorset	DT101AR

Replace UPVC window with timber window. Existing dormer with rounded lead roof and dormer cheeks formed in lead (Retention of works).

STURMINSTER NEWTON TOWN COUNCIL Comment:

No Ojections.

2 *Plan Number* *District Reference* *Site Reference* *Other Reference*

Cllr. Reed
Cllr. Jones

2018/01/06 2/2017/1971/HOUSE

<i>Applicant</i>	<i>House Name</i>	<i>Road</i>
Lt.Gen Sir D & Lady Bill	Stourcastle Lodge	Goughs Close
<i>Town</i>	<i>County</i>	<i>Post Code</i>
Sturminster Newton	Dorset	DT101BU

Erect single storey extension to form garden room and porch extension.

STURMINSTER NEWTON TOWN COUNCIL Comment:

Supports the Conservation Officer's comment regarding the lack of adequate drawings and information to reach a conclusion.

Cllr. Donaldson
Cllr. Reed

3 *Plan Number* *District Reference* *Site Reference* *Other Reference*

2018/01/07 2/2017/1972/LBC

<i>Applicant</i>	<i>House Name</i>	<i>Road</i>
Lt.Gen Sir D and Lady Bill	Stourcastle Lodge	Goughs Close
<i>Town</i>	<i>County</i>	<i>Post Code</i>
Sturminster Newton	Dorset	DT101BU

Erect single storey extension to form garden room and porch extension and carry out internal and external alterations associated to this.

STURMINSTER NEWTON TOWN COUNCIL Comment:

Supports the Conservation Officer's comment regarding the lack of adequate drawings and information to reach a conclusion.

Cllr. Donaldson
Cllr. Jones

4 *Plan Number* *District Reference* *Site Reference* *Other Reference*

2018/01/08 2/2017/1989/HOUSE

<i>Applicant</i>	<i>House Name</i>	<i>Road</i>
Mr Jake Trim	28 Filbridge Rise	
<i>Town</i>	<i>County</i>	<i>Post Code</i>
Sturminster Newton	Dorset	DT101AA

Erect single storey side extension.

STURMINSTER NEWTON TOWN COUNCIL Comment:

No Objections.

Cllr. Reed
Cllr. Donaldson

5 *Plan Number* *District Reference* *Site Reference* *Other Reference*

2018/01/10 2/2018/0075/HOUSE

<i>Applicant</i>	<i>House Name</i>	<i>Road</i>
Mr Martin Newberry	Cherry Cottage	Orchard Close
<i>Town</i>	<i>County</i>	<i>Post Code</i>
Sturminster Newton	Dorset	DT102HN

Erect single storey side extension (demolish existing) and rebuild existing porch.

STURMINSTER NEWTON TOWN COUNCIL Comment:

Insufficient information - no location plan or block plan.

6 *Plan Number* *District Reference* *Site Reference* *Other Reference*

2018/01/11 2/2018/0123/HOUSE

<i>Applicant</i>	<i>House Name</i>	<i>Road</i>
Mr and Mrs Errington	Magnolia House	Church Lane
<i>Town</i>	<i>County</i>	<i>Post Code</i>
Sturminster Newton	Dorset	DT101DH

Erect summer house in rear garden.



STURMINSTER NEWTON TOWN COUNCIL Comment:

Cllr. Donaldson

No Objections.

Cllr. Jones

7 Reference	Plan Number	District Reference	Site Reference	Other
	2018/01/12		2/2018/0005/HOUSE	
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	
	Mr and Mrs Spence	Pegasus	Gotts Corner	
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	
	Sturminster Newton	Dorset	DT101DD	

Erect conservatory (demolish existing)**STURMINSTER NEWTON TOWN COUNCIL Comment:**

Cllr. Reed

No Objections.

Cllr. Jones

- 18/379 NOTIFICATIONS RECEIVED OF PLANNING APPLICATION OUTCOMES
The Town Clerk announced the outcomes of recent applications listed on pages 2585-2587.
- 18/380 PLANNING APPEALS
No notices of appeals have been received.
- 18/381 TO CONSIDER THE APPROPRIATE TOWN COUNCIL RESPONSE TO FUTURE DEVELOPMENTS IN THE TOWN.
Discussion ensued over the appropriate Town Council response to future developments in Sturminster Newton.. The Town Clerk had previously circulated Protocol for Members and Officers dealing with Planning Matters. She had also taken advice from DATPC, SLCC and other local Town Councils and advised the right approach should be through public meetings and community consultation. The Council agreed. With regard to contact with the local developer the Town Clerk would invite them to attend the public session of this Committee.
- 18/382 RIGHTS OF WAY MATTERS
- a. Jubilee Path Extension
The Town Clerk advised there were still some queries being dealt with between the Solicitors and no completion date is set. This has resulted in postponing the tree works because of the nesting season.
- 18/383 TREE MATTERS
Pelly's Barn, Barn Close. An application has been received to reduce the height of 5 trees.
- STURMINSTER NEWTON TOWN COUNCIL Comment:**
No Objections.
Cllr. Jones reported there is a tree that has fallen over and is blocking the river by the ford. This is Mr. Pitt Rivers land. The Town Clerk asked if he could send a photograph and she would find out what can be done.
- 18/384 HIGHWAYS MATTERS
Station Road Pedestrian Zone
The Town Clerk reported she had spoken to Highways and suggested a consultation event could be organised for residents and businesses adjacent to Station Road. Highways colleagues could be invited to answer questions and collect comments. The Council agreed this should be organised. It was also agreed to organize a site visit with Highways to factor in the comments received from those with disabilities.

Cllr. Donaldson

Cllr. Reed

18/385 CORRESPONDENCE

The following correspondence was received and noted:

- a. A letter from Dorset County Council confirming the rerouting of a footpath leading from Honeymead Lane.

18/386 INFORMATION FROM MEMBERS

Cllr. Reed:

Unwanted poster displays

Cllr. Reed asked what could be done to stop people putting up posters to advertise events - some big pink posters had to be taken down as a distraction for drivers. It was stated that the Council has a policy on this, which is a national policy, that only allows for charitable events to be publicised in this way. Cllr. Spackman suggested an article could be put in the next Unity edition to reinforce the message.

Skate Park

Cllr. Reed advised she had received compliments about the Skate Park from a young apprentice who goes there in his lunchtime and much appreciates the opportunity.

Cllr. Reed also mentioned thefts of fuel on Butts Pond Industrial Estate.

Cllr. Donaldson reported on;

Eggs in Penny Street - a resident had been very distressed having her house daubed with eggs. Other properties were affected and also the Station Road loos but CCTV had not picked up anything. These incidents have been reported to the Police. He will mention in Unity.

Excessive Dog Fouling reported in Penny Street and at the entrance to the trailway. Another item for Unity and Sturminster News facebook. Disability Access - an article has been sent to Unity.

Signage for The Exchange - Cllr. Donaldson had encountered a visitor who could not find The Exchange as there are no signs for it. It would be up to The Exchange but maybe the idea of brown tourist signage should be re-visited. Cllr. Batstone advised she would talk to DCC.

Cllr. Rose advised the Youth Club are fundraising for a defibrillator to be located in the phone box on Bath Road.

Cllr. Batstone advised that Sturminster will be losing one Community Support Police Officer. PCSO Robinson is on light duties following an injury and PCSO Hole being deployed in Blandford. It was agreed to invite the Police Commissioner to a meeting to discuss the reduction in policing.

Cllr. Fraser reported on the flooding at Durrants as the storm drains have silted up.

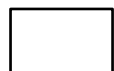
Cllr. Jones advised change in waste collection days not on dorsetforyou website.

Councillors Surgery - Cllr. Jones advised he had a busy time at the last Surgery, including;

Complaint about cigarette ends within the town This could be something to put on Sturminster News facebook to make people more aware and responsible. He noted there had been a campaign in Dorchester. The Town Clerk agreed to seek advice from DWP about remedial action including an awareness campaign.

Cllr. Lacey reported on a drainage problem in Bonsley Mead.

Cllr Spackman reported that he had accompanied Paul Starky (DCC Highways) on a tour of the town and the following points were discussed;



A dangerous dropped kerb outside Candys, this work will be treated as a priority.

Lovers Lane car parking problems - cars are parking too close to the raised paved area which makes it too narrow for wheelchairs to get through. Cllr Spackman will try and speak first to the residents. If this doesn't ease the problem Paul Starky can put white delineating lines down which can be enforced.

Paul Starky is also working on trying to level out the North end of the footpath near Nazareth Lodge, and considering ways to improve and make safer the route from the Market Cross area south along Bridge Street.

Cllr Spackman also advised that PC Sugrue had written a response to the accessibility issues. This response and the above information will be documented in an information bulletin for Unity.

The Chairman declared the meeting closed at 8.40pm.

*Emma Lindsay
Town Clerk*

Approved on:

Chair's signature:

Draft pending approval

Planning Application Decisions as at 15th February 2018

1	<i>Plan Number</i> 2017/11/03	<i>District Reference</i> 2/2017/1623/FUL	<i>Site Reference</i>	<i>Other Reference</i>
	<i>Applicant</i> Mr J Romans	<i>House Name</i> Corner House	<i>Road</i> Station Road	<i>Locality</i>
	<i>Town</i> Sturminster Newton	<i>County</i> Dorset	<i>Post Code</i> DT101BB	<i>Application date</i> 23/11/17

Convert part of existing ground floor to 1 no. dwelling and first and second floor offices into 2 no. dwellings.

Comment 07/12/17

SNTC

No objections on the condition that the double glazed window units are replaced with wood to match existing units, that the existing internal staircase be investigated for historical significance and consideration is given to the fire safety requirements of the building.

Decision 26/01/18

Approved.

2	<i>Plan Number</i> 2017/11/05	<i>District Reference</i> 2/2017/1658/HOUSE	<i>Site Reference</i>	<i>Other Reference</i>
	<i>Applicant</i> Mrs A Willoughby	<i>House Name</i> 2 The Old Bridge Cottage	<i>Road</i> Castle Lane	<i>Locality</i> The Bridge
	<i>Town</i> Sturminster Newton	<i>County</i> Dorset	<i>Post Code</i> DT102BS	<i>Application date</i> 27/11/17

Erect Garden Shed (retrospective)

Comment 07/12/17

SNTC

No objection on condition that it is not replaced with a more permanent structure in the future.

Decision 19/01/18

Granted.

3	<i>Plan Number</i> 2017/11/07	<i>District Reference</i> 2/2017/1793/HOUSE	<i>Site Reference</i>	<i>Other Reference</i>
	<i>Applicant</i> Mr K Turner	<i>House Name</i> Banbury Cottage	<i>Road</i> Angers Lane	<i>Locality</i> Fiddleford
	<i>Town</i> Sturminster Newton	<i>County</i> Dorset	<i>Post Code</i> DT102BY	<i>Application date</i> 29/11/17

Conversion of existing garage space into ancillary accommodation

Comment 07/12/17

SNTC

No objections as long as the dwelling is kept as a single residence.

Decision 18/01/18

Granted.

4	<i>Plan Number</i> 2017/12/03	<i>District Reference</i> 2/2017/1756/FUL	<i>Site Reference</i>	<i>Other Reference</i>
	<i>Applicant</i> Mr M Terrey	<i>House Name</i> Lester House	<i>Road</i> 7 Bridge Street	<i>Locality</i>
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>

Sturminster Newton

Dorset

DT101AP

11/12/17

Erect two rear extension comprising a ground floor retail storage area, extension to the existing first floor flat, and 1 no. new second floor flat. Install 2 no. dormer windows to front and 1 no. rooflight to rear. Erect retaining walls and steps in rear garden (demolish existing rear extension).

Comment 05/01/18

No objections.

Sturminster Newton Town Council note the material improvements to the building and also the provision of additional accommodation in the town.

Decision 12/01/18

Approved.

5	<i>Plan Number</i>	<i>District Reference</i>	<i>Site Reference</i>	<i>Other Reference</i>
	2017/12/04	2/2017/1957/HOUSE		
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
		13	Selwood Close	
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>
	Sturminster Newton	Dorset	DT101PE	20/12/17

Comment required by 19th January

Erect a two-storey rear extension with balcony

Comment 19/01/18

No Objections

Decision 07/02/18

Approved.

6	<i>Plan Number</i>	<i>District Reference</i>	<i>Site Reference</i>	<i>Other Reference</i>
	2018/01/01	2/2017/1731/FUL		
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	C J Cox Agricultural Engineering			Bagber
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>
	Sturminster Newton	Dorset		02/01/18

Comment required by 23rd January 2018

Erect single storey extension to existing workshop

Comment 19/01/18

No Objections

Sturminster Newton Town Council fully support the application.

Decision 01/02/18

Approved.

7	<i>Plan Number</i>	<i>District Reference</i>	<i>Site Reference</i>	<i>Other Reference</i>
	2018/01/02	2/2017/1803/LBC		
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	Mr C Orman	Rolls Mill Farmhouse		Rolls Mill
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>
	Sturminster Newton	Dorset	DT102HP	08/01/18

Comment required by 29th January 2018

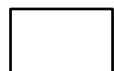
Erect single storey extension to outbuilding and carry out internal and external alterations and repairs to convert to self-contained residential annexe.

Comment 19/01/18

Sturminster Newton Town Council supports the Conservation Officer's Report.

Decision 09/02/18

Withdrawn.



8	<i>Plan Number</i>	<i>District Reference</i>	<i>Site Reference</i>	<i>Other Reference</i>
	2018/01/03	2/2017/1802/FUL		
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	C Orman	Rolls Mill Farmhouse	Rolls Mill	
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>
	Sturminster Newton	Devon	DT102HP	08/01/18

Erect single storey extension to outbuilding and convert to self-contained residential annexe.

Comment 02/02/18

Sturminster Newton Town Council supports the Conservation Officer's Report. The adjacent neighbour's privacy should be considered by removal or obscuring of window.

Decision 09/02/18

Withdrawn.

Draft pending approval