

DORCHESTER TOWN COUNCIL

PLANNING AND ENVIRONMENT COMMITTEE

6th JULY, 2009

At a Meeting of the Planning and Environment Committee held on 6th July, 2009:

PRESENT The Mayor (Councillor S.C. Hosford) and Councillors C.S. Biggs, R.M. Biggs, V. Black, A.J. Canning, T.C.N. Harries, L.E. Heath, C.M. Hebditch, F.E. Kent-Ledger (Chairman), R.B. Potter and M.E. Rennie.

In attendance:

Mr. N. Thornley, Leisure and Tourism Manager, West Dorset District Council.

APOLOGIES for absence were received from Councillors M.A. Allwood, E.S. Jones and Trevor Jones.

12. NEW SWIMMING POOL

The Chairman welcomed Mr. N. Thornley, Leisure and Tourism Manager to the West Dorset District Council, who was attending the meeting to discuss with Members the designs for the new swimming pool at the Thomas Hardye Leisure Centre.

Mr. Thornley distributed a booklet to all Members detailing the rationale behind the project and emphasised to the Committee that the plans contained within the booklet were in outline only. He reported that Leon Krier had had a major input into the design, which had found favour with all the major stakeholders.

Mr. Thornley informed the Committee that there was still a budget shortfall of £200,000; however, he was confident that the project would proceed. In response to a question Mr. Thornley said that he was optimistic that the new pool would come in on budget as the team engaged by the District Council had worked together on several previous occasions and had brought each project in on target.

During the public display of the proposals at the Leisure Centre concern had been expressed regarding car parking. An agreement had been reached with the Duchy of Cornwall and the Rugby Club who had agreed to release land to increase car parking on site to 180 spaces from the present 118. In response to a question it was confirmed that the bollards would remain in situ between Holmead Square and Coburg Road to avoid a rat run.

Both Dorchester Swimming Club and the Warriors Swimming Club fully supported the new proposals for the six lane pool. However both had requested additional seating to enable spectators to watch swimming galas and this request was being investigated. In response to a question Mr. Thornley informed the Committee that an eight lane pool and a diving pool had been ruled out due to the cost.

A Member of the Committee who is also on the Committee examining the new pool confirmed that discounted swimming would continue and that access for disabled people would be greatly improved.

In response to Members' questions Mr. Thornley confirmed that solar panels would be installed on the roof facing Coburg Road, rainwater would be collected for use in the ancillary areas and hopefully also in the pool after treatment. It was also confirmed that the purification would be carried out using ultra violet light instead of chlorine.

In response to another question it was confirmed that, once the new pool had been completed, the Thomas Hardy School would carry out the decommissioning of the old pool into a new dry space and sports hall; the changing areas within this complex would remain for the artificial pitches currently on site.

In closing his presentation Mr. Thornley confirmed that he was hopeful that the detailed planning application would be submitted in the autumn.

The Chairman thanked Mr. Thornley for attending the meeting and confirmed this Committee's full support for the project.

13. **MINUTES**

The Minutes of the Meeting of the Committee held on 1st June, 2009, a copy of which had been circulated to all Members of the Committee, were taken as read and were confirmed and signed by the Chairman as a correct record.

A Member informed the Committee that residents of Bridport Road had expressed concern that two residents parking places would disappear as a result of the installation of the new puffin crossing referred to at Minute 2(a). He had had discussions with officers from the Dorset County Council who had suggested that the parking order could be amended to discourage visitors to the hospital parking on Bridport Road.

Following discussion it was

RESOLVED

- (1) That the Town Clerk be requested to write to the Dorset County Council suggesting that the residents parking scheme should be amended to 30minutes waiting only for non-residents.

A Member suggested that the temporary skatepark area within the Charles Street car park could be used as a disabled and parent parking area following the pedestrianisation of South Street referred to at Minute 2(d).

It was

RESOLVED

- (2) That the Town Clerk be requested to write to the West Dorset District Council suggesting that this proposal be given further consideration.

14. **DORSET COUNTY COUNCIL – CROSSING FACILITY, GREY’S BRIDGE**

The Committee noted that the Dorset County Council had agreed to carry out a survey to establish the numbers of pedestrian movements in relation to vehicle flows and manoeuvres at this junction as referred to at Minute 5.

15. **POUNDBURY – GRAVEL PATHS**

The Committee considered whether to make representations to the Duchy of Cornwall regarding the continued use of gravel on the paths within the Poundbury Development in the light of recent concerns from residents and visitors.

Following discussion it was

RESOLVED

That the Town Clerk be requested to write to the Duchy of Cornwall suggesting that they host a meeting with representative from the Residents Association, the Access Group and representatives from this Council to discuss the concerns.

16. **TREES**

(a) **Tree – Junction of Icen Way and Kings Road**

The Committee noted that Dorset Works Organisation had submitted an application to the West Dorset District Council to fell a tree at the junction of Icen Way and Kings Road. The Committee was strongly of the opinion that the tree should be saved and that if all the spurious growth was removed disabled persons transport and prams could negotiate the pavement.

Following discussion it was

RESOLVED

- (1) That the Town Clerk be requested to write as a matter of urgency to Dorset Works and the West Dorset District Council informing them of the Council’s conviction that this tree should not be felled.
- (2) That the epicormic growth should be removed and a crown lift carried out yearly on all highway trees to ensure that pavements remain passable.

(b) **Generally**

The Committee noted that the following tree works had been approved:

- To remove all basal and sucker growth and undertake a crown lift under Section 198(8) to 12 lime trees at Great Western Road;
- To fell 2 pine trees under Section 198 at 4 Malta Close;
- To reduce 1 Yew to approximately 12 feet at Heathcote Close.

17. **INFORMATION REPORTS**

The Committee received and noted the various reports which had been submitted for information.

18. **PLANNING APPLICATIONS**

(a) Appeal Decision – 1/D/08/2279 – Sunninghill Preparatory School

The Committee noted that the Planning Inspectorate had dismissed the above Appeal.

(b) Withdrawal – PA 1/D/09/0555 – (Outline) Erect new Dwelling at 10 Queens Avenue

The Committee noted that the above application had been withdrawn from the Planning Register.

(c) Generally

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

It was

RESOLVED

That the comments on the various planning applications as now agreed and set out at Appendix I be notified to the West Dorset District Council.

Chairman

PLANNING APPLICATIONS CONSIDERED

Planning Applications considered on 6th July, 2009:

1 10321

Erect 79 dwellings, roadway, landscaping & embankment works at Edward Road. 1/D/09/0717
(Affects the setting of the CA)

No objection.

2 10322

Erect a two storey side & rear extension & single storey front extension at 54 Maiden Castle Road. 1/D/09/0793

No objection.

3 10323

Erect a new dwelling at 16 Garfield Avenue. 1/D/09/0830

No objection.

4 10324

New first floor extension, single storey extension & two storey extension at 14 Vespasian Way. 1/D/09/0863

No objection.

5 10325

First floor extension at 5 Wellbridge Close. 1/D/09/0873

Recommend refusal. The Council are of the opinion that this proposal is out of keeping with the surrounding area and is unsympathetic to the existing building.

6 10326

Change of Use of shop to office at 34a High West Street. 1/D/09/0815 (CA)

No objection.

7 10327

Listed Building Consent to make internal and external alterations at HM Prison, North Square.
1/D/09/0853 (Grade II LB & CA)

No objection.

8 10328

Temporary siting of marquee at DTFC. 1/D/09/0903

Recommend refusal. The Council are of the opinion that this proposal is out of keeping with the area. They also regret that this is a retrospective application.

9 10329

Outline application to erect a two storey dwelling at 10 Queens Avenue. 1/D/09/0902 (CA)

Recommend refusal. The Council are strongly of the opinion that this proposal does not enhance the Conservation Area.

10 10330

Erect a new boundary fence at 2 Lucetta Lane. 1/D/09/0915

Recommend refusal. This estate was designed as open plan, it is therefore not in keeping with the area.

11 10331

Erect a first floor extension at 15 Highgrove Close. 1/D/09/0916

No objection.

12 10332

Demolish garage & conservatory. New two storey extensions & single storey extension at 19 Grosvenor Road. 1/D/09/0897

No objection.

13 10333

First floor extension at 2 Moynton Road. 1/D/09/0686

No objection.

14 10334

Automated Teller Machine at 38 South Street. 1/D/09/0877 (Grade II LB & CA)

Recommend refusal. This proposal contravenes the current shop front policy.

15 10335

Listed Build consent to install Automated Teller Machine at 38 South Street. 1/D/09/0878 (Grade II LB & CA)

Recommend refusal. This proposal contravenes the current shop front policy and it will not enhance this Listed Building.

16 10336

Two storey side extension at 56 South Court Avenue. 1/D/09/0895

Recommend refusal. The Council believe this proposal is out of keeping with the street scene.

17 10337

Listed Building consent for Internal alterations at 42 High West Street. 1/D/09/0988 (Grade II* LB & CA)

No objection.

18 10338

Advertisement consent to retain externally illuminated sign at 2 South Terrace. 1/D/09/0655 (Grade II LB & CA)

No objection.

19 10339

Change of use from commercial unit to a café incorporating a childrens soft play area (Use Class A3) on land adjacent to Dukes Auction Room, Grove Trading Estate.

No objection.

20 10340

Change of use of part of garage forecourt to car sales area at 1 Poundbury House, Poundbury West Ind Est. 1/D/09/0709

No objection.

21 10341

Erect extension at 98 Cambridge Road. 1/D/09/1040

No objection.