

# **DORCHESTER TOWN COUNCIL**

## **PLANNING AND ENVIRONMENT COMMITTEE**

**7th SEPTEMBER, 2009**

At a Meeting of the Planning and Environment Committee held on 7th September, 2009:

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

In attendance:

Mr I Doyle, West Dorset Services Manager

**APOLOGIES** for absence were received from Councillors C.M. Hebditch and Trevor Jones.

### 29. **MINUTES**

The Minutes of the Meeting of the Committee held on 3rd August, 2009, a copy of which had been circulated to all Members, were taken as read and were confirmed and signed as a correct record subject to it being made clear that the arrangements referred to in the fourth paragraph of Minute 20 applied at Dorchester South Station, not Dorchester West.

### 30. **WEST DORSET SERVICES**

The Committee welcomed Mr. Ian Doyle, West Dorset Services Manager who was attending the meeting to discuss various matters but with particular emphasis on the cleanliness of the many footpaths within the Town which were neither public highway nor public rights of way. He explained that the District Council was trying to establish ownership of the paths in question which, in many cases, was difficult but he agreed to take a lead on the matter and invited Members to inform him of any problems which could then be investigated and action taken including, if appropriate, weed treatment prior to sweeping.

He referred to an ongoing trial in Bridport of a style of seagull-proof outer container for domestic refuse plastic sacks and he agreed to report back on the success of the trial in due course. He also agreed to investigate the supply of recycling bins suitable for location at temporary events around the District and reported that he proposed to arrange for the installation of combined litter and recycling bins in the town centre. He agreed to forward information on his proposal to the Council together with information on the Green Cone food digesters which, if used by residents, would reduce the amount of food waste placed in domestic refuse containers, thereby reducing associated problems of material being spread by scavenging birds and animals. He had also embarked on initiatives to encourage residents in some areas to put domestic refuse out at times more closely aligned to actual collection times and this should yield similar benefits.

The Committee thanked Mr. Doyle for attending the Meeting and for the promised co-operation.

31. **FOOTPATH AT REAR OF ALEXANDRA ROAD**

The Committee was informed that complaints had been received from local residents by a Member concerning the overgrown state of the footpath to the rear of odd-numbered properties on Alexandra Road and it was

**RESOLVED**

That the Town Clerk be requested to write to the developer of the land adjacent to this footpath requesting early action to remove the overgrowth.

32. **DORSET COUNTY COUNCIL**

(a) **Review of Parking Restrictions – Bridport Road.**

Further to Minute 13 the Committee received and noted a letter dated 10th August, 2009 from Dorset County Council's Traffic Management Section agreeing to this Council's proposal to introduce 30 minutes waiting within the residents parking scheme to accommodate the new puffin crossing facility. In welcoming the information a Member was pleased to report that the installation of the facility had been approved by the County Council this morning.

(b) **Consultation – Route 183/184, Weymouth-Dorchester-Blandford-Salisbury – Route 311, Dorchester-Milton Abbas-Blandford**

The Committee considered a letter dated 3rd August, 2009 from the Passenger Transport Policy Manager to Dorset County Council together with a leaflet detailing the options for changes to these services.

Following discussion it was

**RESOLVED**

That the County Council be informed that, for Service 183/184, this Council favours Option 2 (an improved service to hourly between Salisbury and Dorchester with Blandford Camp served by an alternative link from Blandford town centre with connections in Dorchester for passengers to Weymouth and an enhanced Sunday service) and, for Service 311, Option A (maintaining the current timetable with some journeys extended to the hospital or supermarkets on request).

(c) **Evaluation of Pilot Cold Calling Control Zones**

The Committee considered a letter dated 24th July, 2009 from Dorset County Council's Regulatory Services regarding the evaluation of the pilot Cold Calling Control Zone together with feedback from residents of Came View Road, Came View Close, Casterbridge Road, Syward Road, Syward Close and Max Gate, Alington Avenue. The

Committee had been invited to comment on the effectiveness of the pilot in addressing crime and/or fear of crime issues.

Members were of the opinion that the pilot had increased the fear of crime by inferring that there was a problem when none existed in reality and were sceptical of the impact of the signage which had, in any case, no legal effect.

It was

## **RESOLVED**

That the Council does not believe that the trial should be extended and that alternative ways of addressing the issue should be investigated with the Dorchester and District Crime Prevention Panel.

### (d) Structural Maintenance Draft List of Schemes for 2010-2011

The Committee received and noted the County Council's list of highway structural maintenance schemes for the year 2010-2011.

Arising from the consideration of this matter a Member drew attention to the apparent deterioration in the condition of the structural supports to road signs in Alington Avenue by way of example and the Clerk was requested to report to a future meeting of the Committee on the County Council's arrangements for inspection and replacement of signs and their supports.

### (e) Traffic Speeds – Herringston Road

The Committee supported a request from a Member that the County Council should be requested to carry out a speed survey in Herringston Road following perceived increases in speeding in both direction since the change in traffic patterns consequent on the development of the Weymouth Relief Road, particularly in the length between the junction with Manor Road and the town boundary.

## 33. WEST DORSET DISTRICT COUNCIL

### (a) Temporary Skatepark, Charles Street

Further to Minute 13 the Committee received and noted a letter dated 29th July, 2009 from the Technical Services Manager to the West Dorset District Council explaining why the site of the temporary skatepark was unsuitable for disabled parking.

The Committee suggested that the level of use of off-street car parks might have increased following the introduction of on-street parking charges and asked the Clerk to obtain information from the District Council and ask them to review its arrangements for disabled persons vehicle parking within all town centre car parks. It was also agreed that the DTEP Steering Group should be asked to consider the adequacy of parking for disabled persons vehicles both on- and off-street across the town centre following the pedestrianisation of the southern portion of South Street and the introduction of on-street charging and that all correspondence be copied to the Dorchester Area Partnership Access Group.

(b) Trees

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

- Remove all base suckers/epicormic growth from 1 Lime at the junction of Edward Road/Coburg Road;
- Remove all base suckers/epicormic growth from 24 Limes in Edward Road./Maud Road;
- Various tree works to 3 Beech trees at 6 Lucetta Lane;
- Fell 1 Cherry at 4 Weymouth Avenue;
- To raise the canopies of 1 Whitebeam, 1 Yew and 11 Cherry trees at Fordington Cemetery.

34. **INFORMATION REPORTS**

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

35. **TEMPORARY CLOSURE OF UPPER FAIRFIELD ROAD**

As an urgent item the Town Clerk reported that Upper Fairfield Road would be closed from 7.00am to 7.00pm on Saturday 19th September in connection with safety promotional activity at the skatepark as part of European Mobility Week.

(Councillors E.S. Jones and R.B. Potter left the meeting at this point.)

36. **PLANNING APPLICATIONS**

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

It was

**RESOLVED**

- (1) 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.

Arising from the consideration of Planning Application 10365 it was also

**RESOLVED**

- (2) That the West Dorset District Council be requested to take the necessary steps to name the presently un-named road giving access to the sorting office and the Little Keep 'Barrack Road'.

(Councillor M.E. Rennie declared a personal interest in Planning Application 10377 as a member of the Thomas Hardy Leisure Centre Management Committee and

took no part in the discussion of or voting on it. She also declared interests in Planning Applications 10378 and 10379 on the grounds that she may be regarded as having predetermined them and took no part in the discussion of or voting on them.)

Chairman

**PLANNING APPLICATIONS CONSIDERED**

Planning Applications considered on 7th September, 2009

**1 10358**

Replace windows to second floor flat at 32 Somerleigh Road. 1/D/09/1233 (CA)

No objection provided that the replacement windows are of the same structural mass as the existing.

**2 10359**

Demolish garage. New single storey extension. New detached annexe accommodation at 42 Maiden Castle Road. 1/D/09/1098

No objection but a condition should be imposed if possible preventing the sale of the proposed annexe as a separate dwelling.

**3 10360**

Erect boundary wall at 13 Celtic Crescent. 1/D/09/1158

Recommend refusal. This proposal is out of character with the open plan concept of this development.

**4 10361**

Demolish garage. New single storey lean-to extension at 3 Legion Close. 1/D/09/1206

No objection.

**5 10362**

Entrance porch with WC at 3 Powys Close. 1/D/09/1227

No objection.

**6 10363**

Advertisement consent to erect Non-illuminated fascia & hoarding advertisements at 1-2 North Square. 1/D/09/1207 (CA)

No objection.

**7 10364**

First floor extension & internal & external alterations at 15 Grosvenor Road.

No objection.

**8 10365**

Change of use. Alteration and refurbishment to change use from workshop to offices (Use Class A2) at the Engineers House, Bridport Road. 1/D/09/1270 (CA)

No objection.

**9 10366**

Alteration and refurbishment to change use from workshop to offices (Use Class A2) at the White Hart (53 High East Street) (CA)

Withdrawn on 21 August 2009.

**10 10367**

New unit for B1/B2 Use at Unit 5 Parkway Farm Business Park. 1/D/09/1276

No objection.

**11 10368**

Change of use from Class A1 (Retail) to a use falling within Class A2 (Financial and Professional Services) - financial consultants at 39 Trinity Street. 1/D/09/1289 (CA)

No objection.

**12 10369**

Listed Building consent to replace fascia & hanging signs. Carry out alterations at 18a High West Street. 1/D/09/1138 (LB & CA)

No objection.

**13 10370**

Advertisement consent to replace fascia & hanging signs at 18a High West Street. 1/D/09/1137 (LB & CA)

No objection.

**14 10371**

Convert former preparatory school into 2 dwellings with attached guest annex to No. 25 with construction of off road parking to No. 26 at Dorchester Preparatory School. 1/D/09/1298 (CA)

No objection. However, conditions should be imposed to require the removal of both pedestrian barriers in front of the property and the replanting within the front garden of No 25 of the tree to be removed.

**15 10372**

Advertisement to erect non-illuminated sign on land adjacent to Poundbury Road. 1/D/09/1268

No objection.

**16 10373**

Ground floor extension to form conservatory at 69 Weatherbury Way. 1/D/09/1286

No objection.

**17 10374**

Demolish single storey garage. Erect new pitched-roofed garage. Erect single storey pitched extension. Erect front storage area at 76 Casterbridge Road. 1/D/09/1274

No objection.

**18 10375**

Change of Use of industrial building as soft play area with café at Unit 7B Poundbury West Industrial Estate. 1/D/09/1293

No objection.

**19 10376**

Single storey rear extension & timber framed studio in back garden at 14 Louise Road. 1/D/09/1349

No objection.

**20 10377**

Provision of wet & dry leisure centre facilities including associated car parking, hard landscaping & new access road at T.H. Leisure Centre. 1/D/09/1302

Welcome this proposal.

**21 10378**

Conservation Area consent to demolish existing building. New Lidl foodstore (Use Class A1) with associated vehicular access, parking, servicing provisions & landscaping at the former Toyota Garage, The Grove. 1/D/09/1360 (CA)

Recommend refusal. The volume of traffic likely to be generated by this proposal cannot be safely accommodated by the existing junction layout and no off-site highway improvements are proposed.

**22 10379**

Demolish existing building. New Lidl foodstore (Use Class A1) with associated vehicular access, parking, servicing provisions & landscaping at the former Toyota Garage, The Grove. 1/D/09/1359 (CA)

Recommend refusal. The volume of traffic likely to be generated by this proposal cannot be safely accommodated by the existing junction layout and no off-site highway improvements are proposed.

**23 10380**

Change of use from office (Use Class B1) to residential. Alter car parking at Unit A, 66 Peverell Avenue West. 1/D/09/1184

No objection.

**24 10381**

Form covering over yard at 16 Maud Road. 1/D/09/1373

No objection.