



# Dorchester Town Council

Council Offices, 19 North Square, Dorchester, Dorset DT1 1JF  
Telephone: (01305) 266861

For information about this agenda contact Louise Dowell  
I.dowell@dorchester-tc.gov.uk

28 November 2018

**Agenda** for the meeting of the **Planning and Environment Committee** which will be held in the **Council Chamber, Municipal Buildings, Dorchester** on **3 December 2018 at 7.00pm**.

Adrian Stuart  
Town Clerk

### Public Speaking at the Meeting

The Chairman has discretion to allow members of the public to speak at the meeting. If you wish to address the Committee, please contact the Committee Clerk at least one day in advance of the meeting. We ask speakers to confine their comments to the matter in hand and to be as brief as is reasonably possible.

### Member Code of Conduct: Declaration of Interests

Members are reminded that it is their responsibility to disclose pecuniary or non-pecuniary interests where appropriate. A Member who declares a pecuniary interest must leave the room unless a suitable dispensation has been granted. A Member who declares a non-pecuniary interest may take part in the meeting and vote.

### Membership of the Committee

Councillors C. Biggs, R. Biggs (Vice Chairman), A. Canning, T. Harries, J. Hewitt, S. Hosford, S. Jones, F. Kent-Ledger, T. Loakes, R. Potter (Chairman), M. Rennie and D. Taylor (the Mayor ex-officio)

## 1. Apologies and Declarations of Interest

It is recommended that any twin hatted Dorchester Town Council and West Dorset District Council Councillors make a statement regarding their participation in the consideration of planning applications at this agenda item.

## 2. Minutes

To confirm and sign the Minutes of the meeting of the Committee held on 5 November 2018 (adopted by Council on 27 November 2018).

## 3. Minute Update Report

To receive and consider the minute updates reported (attached).

## 4. Petition Received

To consider the petition received from local residents requesting support for a 20mph limit in Lubbecke Way, St Georges Road, Eddison Avenue, Acreman Road and Long Bridge Way plus speed reducing humps down Lubbecke Way.

If supported, the petition will be passed to Dorset County Council for further consideration. Details of some of the issues that DCC would take into account in their consideration can be found on the following web pages:

<https://www.dorsetforyou.gov.uk/roads-highways-maintenance/roads-and-pavements/traffic-management/requesting-new-traffic-management-measures.aspx>

<https://www.dorsetforyou.gov.uk/roads-highways-maintenance/roads-and-pavements/documents/speed-limit-policy-updated-dec-2017.pdf>

<https://www.dorsetforyou.gov.uk/roads-highways-maintenance/roads-and-pavements/traffic-management/traffic-calming-and-weight-restrictions.aspx>

**5. Planning Applications for Comment**

To receive and comment on the planning applications received from West Dorset District Council (list attached).

**6. Planning Issues to Note**

To note any planning related issues including decisions made by West Dorset District Council on planning applications (contrary to Dorchester Town Council's comments), withdrawn applications and others (attached).

**7. Urgent Items**

To consider any other items that the Chairman or Town Clerk decides are urgent and that cannot wait for consideration at a future meeting.

## **Dorchester Town Council**

### **Planning and Environment Committee – 3 December 2018**

#### **Agenda Item 3. Minute Update Report**

##### **1. Minute 25/18 Requests for New Parking/Traffic Restrictions (3 September 2018)**

###### **Weatherbury Way**

Officers from the Community Highways Team, Dorset Highways have considered the request for dropped kerbs with protection markings at the junction of Mellstock Avenue and Weatherbury Way, near Manor Park First School, and following assessment of the junction have concluded that it does not meet the criteria for the installation of dropped kerbs.

###### **Friary Lane**

Officers from the Community Highways Team, Dorset Highways have considered the request for narrow road signage leading into Friary Lane and, while noting the issues relating to identifying the appropriate positioning of any signs, have agreed to monitor the situation in Friary Lane and consider any reported problems.

###### **TRO Requests**

The Community Highways Team Leader, Dorset Highways has now advised on the initial review of the TRO requests for double yellow lines submitted by the Town Council in September:

- Weatherbury Way/Mellstock Avenue junction
- Maen Gardens
- Robins Garth
- Clarence Road /Garfield Avenue junction

These have been scored through the ranking process and all score very low and will not be included on the TRO request list.

- Fordington Green (South Walks Rd)\*
- Rothesay Road/South Court Avenue
- Monmouth Road/Ashley Road
- Monmouth Road/Culliford Road

These have been scored through the ranking process and all score sufficiently to warrant inclusion on the TRO request list where they will be prioritised against other countywide requests.

\*Depending on the outcome of the prioritisation process, further consideration will then be given to the request for bollards on the south side of Fordington Green.

##### **2. Minute 40/18 Minute Update Report (5 November 2018)**

###### **Lubbecke Way**

The Development Team Leader, Dorset Highways confirms that the initial delay in processing the TRO was due to unforeseen staff sickness and both the Experimental TRO for parking restrictions and the full TRO for the weight limit are now being progressed by another member of DCC's Regulation Team. A further verbal update will be available at the meeting.

###### **WD/D/18/001177 – 20A-21 Glyde Path Road**

This planning application was considered again at WDDC's Planning Committee on 15 November 2018. The Town Clerk addressed the Committee and raised the issue of the existing planning permission for the site connected to the Prison Development. The decision was to defer the application to allow Officers to seek advice from the Legal Department to clarify if this site formed part of the prison site application.

## **Dorchester Town Council**

**Planning and Environment Committee – 3 December 2018**

### **Agenda Item 5. Planning Applications for Comment**

#### **East Ward (Councillors T Harries/S Jones/F Kent-Ledger)**

1. **WD/D/18/002477 - 25 ICEN WAY, DORCHESTER, DT1 1ER**  
Erection of covered carport to front elevation  
Dorchester Conservation Area
2. **WD/D/18/002487 - 2b and 2c SALISBURY STREET, DORCHESTER, DT1 1JU**  
Demolish redundant former garage/workshop and erect two dwellings.  
Modify existing vehicular accesses.  
Dorchester Conservation Area
3. **WD/D/18/002643 - LAND AT LUBBECKE WAY, DORCHESTER**  
Modification of planning obligations on section 106 agreement dated 9.6.11 & deed of variation dated 3.7.15 (pp. 1/D/09/001378)

#### **North Ward (Councillors R Biggs/A Canning/S Hosford/T Loakes/D Taylor)**

4. **WD/D/18/002511 - 1B LISCOMBE STREET, POUNDBURY, DORCHESTER, DT1 3DF**  
Change of use from office/retail to a wellness centre (Use Class D1)
5. **WD/D/18/002651 - 49 WESSEX ROAD, DORCHESTER, DT1 2NU**  
Erection of two storey rear extension

#### **South Ward (Councillors C Biggs/R Potter/M Rennie)**

6. **WD/D/18/002594 - PHASE 3 BREWERY DEVELOPMENT SITE, WEYMOUTH AVENUE, DORCHESTER**  
Application for approval of reserved matters for appearance,  
landscaping, layout & scale of outline planning permission 1/D/13/000999  
Dorchester Conservation Area
7. **WD/D/18/002692 - LAND WEST OF TESCO STORE, WEYMOUTH AVENUE, DORCHESTER**  
Erection of a new restaurant unit for flexible use within class A3/A5 (sui generis), including drive-thru lane, access, car parking, delivery bay, landscaping, fencing and associated planting

#### **West Ward (Councillor J Hewitt)**

8. **WD/D/18/002608 - 6 NANTILLO STREET, POUNDBURY, DORCHESTER, DT1 3WN**  
Display of 1no hanging sign, 1no wall plaque and 3no parking space signs
9. **WD/D/18/002620 - 57 COBURG ROAD, DORCHESTER, DT1 2HR**  
Demolition of porch and garage. Erection of single storey side extension.
10. **WD/D/18/002533 - 31B GREAT WESTERN ROAD, DORCHESTER, DT1 1UF**  
Change of use from A1 (shop) to A3 (restaurant) and associated works  
Dorchester Conservation Area

## **Dorchester Town Council**

**Planning and Environment Committee – 3 December 2018**

### **Agenda Item 6. Planning Issues to Note**

**1. WD/D/18/001963 - 20 BARNES WAY, DORCHESTER, DT1 2DZ**

Erect entrance porch and side extension

WDDC approved this application on 30 October 2018.

DTC had requested that if the application was approved, planning conditions be added regarding a construction management plan being put in place due to the proximity of the two schools and also that the occupation of the extension be restricted for purposes which form an integral part of 20 Barnes Way.

Such planning conditions were not added to the planning decision.