

Agenda Item

Dorchester Town Council

Planning & Environment Committee – 2 March 2026

Planning Applications for Comment

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

E1. P/LBC/2026/00438 Max Gate Alington Avenue Dorchester DT1 2FN

External alterations to the rainwater goods on the western elevation. Install lead flashing and other associated minor alterations to the roof. Strip slates to southern elevation bay window. Strip and replace first bay of the lead roof.

E2. P/LBC/2026/00493 Max Gate Alington Avenue Dorchester DT1 2FN

External alterations to reroof the existing slate roof over the scullery including all associated works.

North Ward (Councillors S. Biles, A. Canning and V. Lloyd-Jones)

N1 P/FUL/2026/00422 & P/LBC/2026/00423 (Listed Building Consent) 64 High West Street Dorchester DT1 1XA

Change of use of ground floor from use class Ec1 to use class Eb cafe/bar.

N2. P/FUL/2025/07415 Unit 1 43 South Street Dorchester DT1 1DQ

Change of use from class use SG (Sui Generis) to Eb (to serve food, drink & alcohol).

N3. P/LBC/2026/00668 4 West Walks Dorchester DT1 1RE

Remodel of the lower ground floor and associated works

N4. P/LBC/2026/00701 43 Unit 1 South Street Dorchester DT1 1DQ

Install wall-mounted extract canopy incorporating a full perimeter condense channel.

N5. P/FUL/2025/07361 & P/LBC/2025/07362 (Listed Building Consent) 41 High West Street Dorchester DT1 1UT

Alterations to facilitate the change of use & conversion from commercial premises to 3 no. flats. (Amended plans).

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

W1. P/FUL/2026/00854 35 Maud Road Dorchester DT1 2LP

Form new opening within the principal elevation, install a new timber hatch & erect non-illuminated sign.

South Ward (Councillors R. Potter and M. Rennie)

No applications received to date.

Poundbury Ward (Councillors R. Biggs, F. Hogwood and D. Leaper)

No applications received to date.

For Information

F11. P/CLP/2026/00555 25 Lancaster Road Dorchester DT1 1QH

Certificate of lawfulness to replace an existing conservatory for a more all year around structure and add a porch at the front (3sqm).

The above Certificate of Lawful Use Proposed has been received by Dorset Council. You are being notified for information purposes only.

Circulated to all councillors 09/02/26.

F12. P/PALH/2026/00800 10 Cromwell Road Dorchester DT1 2DN

Erect rear extension: To extend 6 meters beyond the rear wall of the original dwelling house: maximum height 2.70 meters: height to eaves 2.70 meters.

The above application has been received by Dorset Council. You are being notified for information purposes. This application is not a planning application but a request for Dorset Council to determine whether or not Prior Approval is required for the proposal.

Circulated to all councillors 12/02/26.

F13. P/CLP/2026/00789 Ammonite 5 Copper Street Dorchester

Certificate of lawfulness for replacement of fire damaged frontage with identical materials and design.

The above Certificate of Lawful Use Proposed has been received by Dorset Council. You are being notified for information purposes only.

Circulated to all councillors 12/02/26.

F14. P/NMA/2026/00762 25 Herringston Road Dorchester DT1 2BS

Non material amendment to make changes to proposed materials to planning permission P/HOU/2021/04085 (Erect two storey rear extension, extend single storey side extension).

The above Non Material Amendment application has been received by Dorset Council. You are being notified for information purposes only.

Circulated to all councillors 17/02/26.

F15. P/PALH/2026/00910 20 Shaston Crescent Dorchester DT1 2EB

Replace rear conservatory with erection of rear extension: to extend 4.90 metres beyond the rear wall of the original dwellinghouse: maximum height 3.40 metres: height to eaves 2.25 metres.

The above application has been received by Dorset Council. You are being notified for information purposes. This application is not a planning application but a request for the Council to determine whether or not Prior Approval is required for the proposal.

Circulated to all councillors 18/02/26.

Notice of Appeal

A1. P/FUL/2025/04605 Casterbridge Industrial Estate Access Lane To Casterbridge Industrial Estate Dorchester DT1 1PL
Erect live/ work unit with associated parking.

An appeal has been made to the Secretary of State against the Dorset Council's refusal of the above application.