

Dorchester Town Council

Planning and Environment Committee

5 October 2015

Present: Councillors B Armstrong-Marshall, R. Biggs (Chair), C. Biggs, A. Canning, T. Harries, S. Jones, T. Jones, and D. Taylor

Apologies: Councillors S. Hosford, F. Kent-Ledger, T. Loakes, R. Potter (Mayor) and M. Rennie

Also Present: Councillor J. Hewitt

122. **Minutes**

The Minutes of the meetings of the Committee held on 7 September and 21 September 2015 were confirmed and signed by the Chairman as a correct record.

123. **Minute Update Report**

The Minute Update report was received.

124. **Dorchester Prison Site**

Representatives of City & Country gave a presentation regarding their latest plans for the Dorchester Prison site, including new ideas that had emerged from the consultation day held on 17 September 2015.

A Councillor asked a question about access from Glyde Path Road and it was confirmed that the access was still in the ownership of the Ministry of Justice and would be unsuitable as a vehicular access.

Several questions were asked about the lack of affordable housing on site. City & Country outlined their proposals for an independent viability test for the site once a planning application had been submitted.

They confirmed that archaeological work would start on site in October 2015, that they were intending to make contact with the Highways team regarding the implications of traffic on the DTEP scheme and that they were considering how best to use the garden space adjacent to the Millstream. They were on timetable to submit a planning application in November 2015.

125. **Planning Applications**

Councillor S. Jones declared an interest as a member of West Dorset District Council's Development Control Committee and did not take part in discussions.

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

Resolved

That West Dorset District Council be notified of the comments agreed on the various planning applications as set out at Appendix 1 to these minutes.

126. Fairfield Car Park

The Committee considered the report of the Deputy Town Clerk, which highlighted a suggestion that access to the Fairfield car park be improved and that signage and naming of car parks in the town be reviewed. The Committee also received the views of Andrew Wadsworth of Brewery Square Limited.

Resolved

- 1) That the Town Clerk write a letter of support for proposals to improve access between Weymouth Avenue and the Fairfield car park and also highlights the need for proper lighting in the car park, both measures being implemented to improve safety in the car park;
- 2) That a review of names and signage be incorporated into any future review of Parking Strategy for Dorchester.

127. Decisions on Planning Applications

The Committee noted the decisions made by West Dorset District Council on planning applications, withdrawn applications and others of note. The Town Clerk was requested to monitor developments of the applicant's appeal regarding WD/D/15/000372 and WD/D/000373 relating to The Old School House, Grey School Passage.

128. Urgent Items

The Town Clerk drew the Committee's attention to a revision in the new Traffic Regulation Order (TRO) which extended the No Loading restriction on Williams Avenue.

The Town Clerk highlighted consultation from Dorset County Council which proposed reducing the Thomas Hardy School Admissions Number from 475 to 450.

A Councillor raised concerns about safety issues on Lubbecke Way.

Resolved

- 1) That the proposed TRO for Williams Avenue be supported;
- 2) That the Town Clerk seeks further information regarding historic admission numbers and the plan for managing future increases in the school population currently being experienced by First Schools in the town and report back to the next Committee meeting;
- 3) That Dorset County Council be invited to review arrangements for safety on Lubbecke Way ahead of its opening into St Georges Road.

Chairman

Planning applications considered on 5 October 2015

1. **WD/D/15/001905**
STRATTON HOUSE, 58-60 HIGH WEST STREET, DORCHESTER, DT1 1UT
Variation of condition 1 of planning approval WD/D/14/000217 – to change the ramped access to the Shire Hall in order to facilitate the creation of a rear private garden to approved cottage at No. 41 Glyde Path Road
Dorchester Conservation Area and Grade II Listed Building
No objection

2. **WD/D/15/001938**
STRATTON HOUSE, 58-60 HIGH WEST STREET, DORCHESTER, DT1 1UT
Variation of condition 1 of planning approval WD/D/14/000850 - create an additional bedroom & extra window on the first floor in two of the units
Dorchester Conservation Area and Grade II Listed Building
No objection

3. **WD/D/15/001976**
29 & 29A PRINCES STREET, DORCHESTER, DT1 1TP
Erect 2no. fascia signs
Dorchester Conservation Area
No objection

4. **WD/D/15/001816**
LIDL, THE GROVE, DORCHESTER
Erect side extension to existing Lidl foodstore to provide new freezer storage chambers and new bakery area
Dorchester Conservation Area
No objection, subject to there being no impact on adjacent tree cover

5. **WD/D/15/002061**
11A ST GEORGES ROAD, DORCHESTER, DT1 1PA
Change of use of Office (Class B1) to a Dwelling (Class C3)
This is not a planning application, it is an application for prior approval under Class O of Part 3 of Schedule 2 of The Town and Country Planning (General Permitted Development) (England) Order 2015 to carry out the development described above.
No objection