

**Dorchester Town Council**  
**Planning and Environment Committee**

**4 February 2019**

Present: Councillors C. Biggs, R. Biggs, T. Harries, J. Hewitt, F. Kent-Ledger, R. Potter (Chairman), M. Rennie and D. Taylor

Apologies: Councillors A. Canning, S. Hosford and S. Jones

**63. Declaration of Interest**

Councillor Potter stated that as a member of WDDC's Planning Committee, he would keep an open mind on the planning applications and consider all information available at each stage of the decision process. He would take part in the debate but not vote on planning applications at this meeting.

When the Committee considered the planning applications (see Minute 66), Councillor Harries declared a personal interest in planning application WD/D/18/002863 as his son owned the business.

**64. Minutes**

Subject to the removal of Councillor Kent-Ledger in those present at the meeting, the minutes of the meeting of the Committee held on 7 January 2019 were confirmed and signed by the Chairman as a correct record.

**65. Minute Update Report**

**Petition – Licensed Premises in the Town Centre**

A Dorset Police officer had attended the most recent Council meeting and provided an update on various policing matters in the town including the night time economy and anti-social behaviour issues.

**Lubbecke Way**

The Committee Clerk advised that the order for a traffic tube in Lubbecke Way had now been placed with DCC. There was no further news on the progress of advertising the approved TRO's.

**Resolved**

That the Minute Update report be noted.

**66. Planning Applications**

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 in Appendix 1 to these minutes.

**67. Planning Issues to Note**

The Committee agreed that it should send a letter to the Chairman and Vice Chairman of WDDC's Planning Committee thanking them for all their efforts and support in getting the Constitution of the new Dorset Council changed to allow for continuing input for Town and

Parish Councils, as statutory consultees, in the planning process. This had been a challenge to achieve and showed positive partnership working between the existing local authorities.

**Resolved**

- i) That a letter be sent to the Chairman and Vice Chairman of WDDC's Planning Committee thanking them for getting the Constitution of the new Dorset Council changed regarding consultation on the planning process.
- ii) That the Planning Issues to Note report be noted.

Chairman

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1. **WD/D/18/002972 - 33 HOLLOWAY ROAD, DORCHESTER, DT1 1LF**  
Internal and external alterations to facilitate the conversion of garage to annexe  
From Members' recollection, it had not been indicated on the old D4U planning application records system that this was a Listed Building. As such, the Committee were disappointed that the works proposed did nothing to enhance the garage/extension's visual relationship with the host building. This appeared to be an opportunity to improve the look of the Listed Building as a whole and its impact on the street scene and the Dorchester Conservation Area. The extension currently did nothing to enhance the Listed Building as a whole or the character and appearance of the Conservation Area. Therefore the Committee considered that the application should be refused as it is contrary to policies ENV 4, 10 and 12 of the Local Plan.
2. **6 NORTH SQUARE, DORCHESTER, DT1 1HY - WD/D/18/002863**  
Retention of side window and installation of lantern roof light.  
The Committee supported the comments of the Conservation Officer but had no further comment.
3. **37 HIGH EAST STREET, DORCHESTER, DT1 1HN - WD/D/18/002937 + WD/D/18/002938**  
Change of use and conversion of part ground floor and first, second and third floors from Retail (Class A1), Office (Class B1) & Public Hall (Class D1) to 3 No. dwellings (Class C3). (Lower ground floor and part ground floor to remain in Retail use (Class A1)).  
The Committee noted the comprehensive comments of the Conservation Officer and in view of the concerns raised considered that this application should be withdrawn.
4. **7 WELLBRIDGE CLOSE, DORCHESTER, DT1 2BJ - WD/D/18/002965**  
Erect single storey front garage extension, rear roof alterations to include rear dormers, two storey and single storey rear extension and erect garden outbuilding  
No comment
5. **WD/D/18/002887 - 5 EDWARD ROAD, DORCHESTER, DT1 2HJ**  
Erection of two storey & single storey extensions & new access  
No comment
6. **WD/D/18/002898 - 19 TREVES ROAD, DORCHESTER, DT1 2HE**  
Erection of single storey extension  
No comment
7. **59 QUEENS AVENUE, DORCHESTER, DT1 2EP - WD/D/18/002961**  
Lean to covered way and pergola (Retrospective)  
No comment
8. **WD/D/18/002973 - 35 COBURG ROAD, DORCHESTER, DT1 2HN**  
Erection of Single storey rear extension and two-storey side extension  
No comment