



Dorchester Town Council

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27 February 2019

Agenda for the meeting of the **Planning and Environment Committee** which will be held in the **Council Chamber, Municipal Buildings, Dorchester** on **4 March 2019 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 4 February 2019 (attached).

3. Minute Update Report

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

4. Planning Applications for Comment

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

5. 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made by West Dorset District Council on planning applications (contrary to Dorchester Town Council's comments), withdrawn applications and others (attached).

6. 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.

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Agenda Item 3. Minute Update Report

1. **Minute 24/18 (3 September 2018)**

Lubbecke Way and Access to the Household Recycling Centre

The Committee agreed last September that this issue should be considered again at this meeting. Since then there have been a number of updates to Committee regarding various parking and traffic issues in the Lubbecke Way area.

An order was placed with DCC for the installation of a traffic tube and this was installed on 26 February 2019. The tube will be in place for at least a week and the data will then be processed and validated.

Unfortunately, there is no further update on the progress and introduction of the two TROs proposed and agreed for the area.

2. **Minute 59/18 (7 January 2019)**

Princes Street and Top O' Town Cycleway Improvements

The proposal for a highway improvement scheme for Princes Street and Top O'Town Cycleway, which the Town Council supported, has now been published in the local press.

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Agenda Item 4. Planning Applications for Comment

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

1. **2 SALISBURY VILLAS, SALISBURY STREET, DORCHESTER, DT1 1JY - WD/D/19/000345**
External alterations to remove paint from the lower third of the front south facing elevation and repoint where necessary, Replace a centre-hung existing low profile black conservation roof window with a top hung low profile black conservation roof window.
Dorchester Conservation Area and Grade II Listed Building

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

2. **26 VICTORIA ROAD, DORCHESTER, DT1 1SB - WD/D/19/000053**
Erect single storey rear extension
Dorchester Conservation Area
3. **DORCHESTER WEST RAILWAY STATION, GREAT WESTERN ROAD, DORCHESTER, DT1 2LB - WD/D/19/000366**
Construction of new access ramp to provide (step-free) access between Williams Avenue and Dorchester West Station (Platform 1)
Dorchester Conservation Area
4. **DORCHESTER MUNICIPAL BUILDINGS, HIGH EAST STREET, DORCHESTER, DT1 1HF - WD/D/19/000211**
Re-roofing of the Corn Exchange and apse over the stage
Dorchester Conservation Area and Grade II* Listed Building
As Dorchester Town Council is the applicant, no comment will be made on this application.
5. **54 HIGH WEST STREET, DORCHESTER, DT1 1UT - WD/D/19/000235 + WD/D/19/000236**
Change of use of upper parts & rear additions from office to residential use (3no. dwellings).
Retention of shop
Dorchester Conservation Area and Grade II Listed Building
6. **17 BRIDPORT ROAD, DORCHESTER, DT1 2NG - WD/D/19/000175**
Form flat roof rear dormer and rooflight
7. **THE ROYAL OAK, 20-22 HIGH WEST STREET, DORCHESTER, DT1 1UW - WD/D/19/000501**
Minor alterations to the rear ground floor Doors and window. Replacement of full length window converted to door, to match existing doors. 1No door removed and serving style window installed in its place with brickwork below. Minor alterations to Ground floor, extension of bar and back bar, Internal alterations to Basement to improve staff areas, Minor alterations internally to First floor, Second and Third Floors to have internal alterations to convert these floors into 8No hotel rooms with en-suite bathrooms. 6No to Second Floor and 2No to Third floor - Variation of condition 1 of Planning Approval WD/D/17/000529

Dorchester Conservation Area and Grade II Listed Building

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

8. **37 HERRINGSTON ROAD, DORCHESTER, DT1 2BT - WD/D/19/000238**
Erect single storey rear extension and first floor side extension
9. **107 MONMOUTH ROAD, DORCHESTER, DT1 2DF - WD/D/19/000354**
Erection of rear flat roof extension
10. **106 MELLSTOCK AVENUE, DORCHESTER, DT1 2BH - WD/D/19/000352**
Two storey side extension forming garage, utility and extending kitchen to ground floor with master bedroom & en-suite to first floor. Single storey front extension forming garage/porch. Variation of Condition 1 of Planning Approval WD/D/17/001283 - Replace drawing No. 2016/13/02C with 2016/13/02D
11. **22 MELLSTOCK AVENUE, DORCHESTER, DT1 2BE - WD/D/19/000360**
Erect single storey rear extension

West Ward (Councillor J Hewitt)

12. **29 JAMES ROAD, DORCHESTER, DT1 2HB - WD/D/19/000348**
Single storey lean-to rear extension forming kitchen & boot room

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Agenda Item 5. Planning Issues to Note

1. 33 HOLLOWAY ROAD, DORCHESTER, DT1 1LF - WD/D/18/002972

Internal and external alterations to facilitate the conversion of garage to annexe
This planning application has been withdrawn.

**2. FORMER SITE OF WATSON PETROLEUM LTD & DORCHESTER COLLECTION SHOWROOM,
LONDON ROAD - WD/D/18/001153**

WDDC's Planning Committee was scheduled to consider the above planning application at its meeting on 14 February 2019 but as there had been an error in the contacting all members of the public who had written objecting to or supporting the application, informing them of the meeting, the application was deferred.