

PORTLAND TOWN COUNCIL

**PLANNING & HIGHWAYS ADVISORY COMMITTEE
MINUTES OF THE MEETING HELD ON
WEDNESDAY, 25TH APRIL 2012**

PRESENT: Councillors Mrs S. West (Chair), Mrs J. Collinge, R. Hughes and R. Wild.

IN ATTENDANCE: Ian Looker (Town Clerk) and Robert Lennis (Weymouth & Portland Borough Council).

1957 – APOLOGIES FOR ABSENCE

Apologies were received from Cllrs. Mrs S. Bradley, R. Denton-White, Mrs P. McCartney, D. Symes and T. Woodcock.

1958 – DECLARATIONS OF INTEREST

There were no declarations.

1959 – MINUTES OF THE MEETING HELD ON 28TH MARCH 2012

The minutes were formally agreed and signed as a correct record.

1960 – PLANNING OFFICER'S REPORT AND OTHER MATTERS ARISING

The Planning Officer regretted that he had no information on the outstanding applications for the meeting. Subsequently he sent the following information by e-mail:-

Application No.	Town Decision	Borough Decision
10/779/FUL	Objection	Approved
11/605/DCC3	No Objection	Conditional No Objection
11/617/DCC3	No Objection	Pending
11/620/MINS	No Objection	Pending
11/686/FUL	Objection	Approved
12/029/FUL	No Objection	Approved
12/057/FUL	No Objection	Pending
12/088/FUL	Objection	Pending
12/097/FUL	No Objection	Approved
12/119/FUL	Objection	Pending
12/121/FUL	No Objection	Approved
12/135/FUL	Objection	Approved

The Planning Officer also advised in his e-mail on the progress of applications at the meeting of 28th March 2012 as follows:-

12/178/FUL	No Objection	Refused
12/124/FUL	No Objection	Pending
12/187/FUL	Objection	Refused

12/200/FUL3	No Objection	Approved
12/207/RELAX	Objection	Approved
12/211/FUL	No Objection	Pending
12/213/FUL	No Objection	Approved
12/232/106REL	No Objection	Approved

The Planning Officer offered to provide the background to contrary decisions. In the above lists this would be 12/135/FUL – Land at Station Road, 12/178/FUL – Legacy Trail and 12/207/RELAX – Land at Perryfield Works.

He also informed the Committee that the application to convert the Jolly Sailor pub at Castletown had been approved by the Borough.

a) Minute 1950(a) – Portland Port Gun Emplacements etc

b) Minute 1950(b) – Ferrybridge Hotel

Both items remain ongoing.

1961 – CONSULTATION ON PLANNING APPLICATIONS NOTIFIED BY WEYMOUTH & PORTLAND BOROUGH COUNCIL

Having considered each application in turn, the Advisory Committee agreed the following observations:-

a) 12/164/FULMAJ – Vindelis Court, Verne Common Road – Demolition of existing buildings and erection of twenty houses and four apartments with associated parking and access

NO OBJECTION, subject to the comments of the consultees. The Committee asked for a condition requiring an archaeological investigation.

b) 12/248/FUL – The Ocean Spa, Enterprise House, West Way, Southwell Business Park – Relocation of spa health club facilities and associated change of use together with contraction of number of hotel rooms to accommodate new offices (Business Centre)

RESOLVED – the Committee supports Dorset Wildlife Trust’s views and unless the issues raised can be overcome it would recommend refusal of the application.

c) 12/257/FUL } – Old stable block adjacent to Royal Victoria Lodge –
12/258/LBC } Alterations and refurbishment to include provision of additional flat on first floor

NO OBJECTION, subject to the comments of the conservation and environmental health officers, and the Environment Agency

d) 12/269/LBC – Old stable block adjacent to Royal Victoria Lodge, Victoria Square – Demolish lean-to building on side of existing building

NO OBJECTION

e) 12/259/FUL – 52 Reforne – Proposed dormer roof to front and rear of proposed loft conversion

OBJECTION, on the grounds that the proposed front dormer is not in keeping with the house and street scene, and is therefore detrimental to the character of the area

- f) 12/279/FUL – HM YOI The Grove – Erect timber structure
NO OBJECTION, subject to the comments of the conservation officer
- g) 12/287/LBC – HM YOI The Grove – Demolition of existing pre-fabricated temporary modular classroom, repairs to existing Collingwood Building and external refurbishment to Education building, including a new single-storey extension
NO OBJECTION, subject to the comments of the conservation and environmental health officers
- h) 12/288/FUL – 30 Sweet Hill Road – First floor bedroom extension on existing garage and extend garage to rear (resubmission)
NO OBJECTION, subject to the comments of the highways officer
- i) 12/292/ADV – Osprey Quay, Portland Beach Road – Proposed six “For Sale” non-illuminated site boards
OBJECTION, on the grounds of the size and location of the site boards, which are detrimental to the area
- j) 12/295/FUL – 2 Easton Square – Widening of front entrance door
NO OBJECTION
- k) 12/300/FUL – Land off Blindmere Road – Extension of time limit for implementation of planning permission to demolish existing and erect replacement stables
NO OBJECTION, subject to the use of materials previously requested by the Committee
- l) (Additional item) 12/306/FUL – 24 Clarence Road – Erect rear extension
OBJECTION, on the grounds of overly dominant siting and scale, particularly in relation to No. 26 Clarence Road

1962 – PLANNING CONTRAVENTION ISSUES

Cllr. Wild enquired about a high steel fence in Victoria Place, but was told by the Planning Officer that no planning permission was needed.

1963 – DRY STONE WALLS

Members considered the revised draft preamble and policy. The Planning Officer undertook to review them in company with his planning policy section at the Borough. He pointed out that homeowners were not bound to repair their stone walls, but this tended to be achieved through 50% : 50% funding.

Cllr. Hughes and the Planning Officer agreed to advise the Clerk on possible funding sources. Weymouth & Portland Partnership was suggested as one such source.

1964 – CONSULTATION ON PLANNING APPLICATIONS ETC NOTIFIED BY DORSET COUNTY COUNCIL

No applications had been submitted.

1965 – DATE OF NEXT MEETING

The next meeting of the Committee will take place on Wednesday, 23rd May 2012, starting at 7.00 pm.

The meeting ended at 8.40 pm.

Signed..... Dated.....
(Chair)