

**PORTLAND TOWN COUNCIL**

**PLANNING & HIGHWAYS ADVISORY COMMITTEE  
MINUTES OF THE MEETING  
HELD AT EASTON METHODIST CHURCH HALL, EASTON  
ON WEDNESDAY, 22<sup>ND</sup> JUNE 2016 AT 7.00 PM**

**PRESENT:** Councillors D. Thurston (Chairman), Ms J. Atwell, J. Draper, C. Flack, Ms S. Lees, Mrs S. Reynolds and R. Wild

**IN ATTENDANCE:** Ian Looker (Town Clerk) and Andy Matthews (Neighbourhood Plan Working Group) and one member of the public

**2443 – ELECTION OF CHAIRMAN AND DEPUTY CHAIRMAN**

**RESOLVED** – that Cllr. Thurston serve as Chairman of the Committee for 2016/17.

**RESOLVED** – that Cllr. Flack serve as Deputy Chairman.

**2444 – APOLOGIES FOR ABSENCE**

Apologies were received from Cllrs. Mrs S. Cocking, C. Gover and Kate Wheller (Dorset County Council and Weymouth & Portland Borough Council)

**2445 – DECLARATIONS OF INTEREST**

Cllr. Lees declared a non-pecuniary interest in application 16/326/FUL – 71 Channel View Road and Cllr. Flack likewise in 16/413/FUL – 83 Avalanche Road.

**2446 – MINUTES OF THE MEETING HELD ON 25<sup>TH</sup> MAY 2016**

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

**2447 – PLANNING OFFICER'S REPORT AND OTHER MATTERS ARISING**

In the absence of the Planning Officer Cllr. Flack reported progress on the applications outstanding as follows:-

<b>Application No</b>	<b>Town Decision</b>	<b>Borough Decision</b>
15/083/OUT	Objection	Refused
15/497/OUT	Objection	Pending
15/694/RES	Objection	Pending
15/767/FUL	Objection	Pending
15/693/OUT	Objection	Pending
15/888/FUL	No Objection	Refused
16/028/FUL	No Objection	Approved
16/082/OFF	No Decision	Not Required
15/920/RES	No Objection	Pending
16/008/FUL	No Objection	Pending
16/009/LBC	No Objection	Approved
16/064/FUL	No Objection	Pending
16/089/FUL	No Objection	Pending

16/093/FUL	Objection	Pending
16/121/FUL	No Objection	Approved
16/138/FUL	No Objection	Approved
16/168/FUL	No Objection	Withdrawn
16/169/FUL	No Objection	Pending
16/178/OBL	No Comment	No Comment
16/193/FUL	Objection	Pending
16/208/FUL	No Objection	Approved
16/209/FUL	No Objection	Pending

He next advised on the progress of applications that had been brought to the meeting of 25<sup>th</sup> May 2016:-

15/862/LBC	No Objection	Pending
16/142/FUL	Objection	Pending
16/156/LBC	No Objection	Approved
16/176/FUL	No Objection	Approved
16/212/FUL	No Objection	Pending
16/216/FUL	Objection	Pending
16/222/FUL	Objection	Pending
16/230/FUL	No Objection	Pending
16/232/FUL	Objection	Approved
16/246/FUL	No Objection	Pending
16/274/FUL	No Objection	Approved
16/302/FUL	No Objection	Pending

Cllr. Flack agreed to provide reports for future meetings also.

**a) Minute 2436(b) – Highway Issues**

The Clerk said he had still not taken action on these because of pressure of work.

**b) Minute 2441 – Changes to Borough Planning Procedures**

The Clerk reported that he had written to the Borough recently. Members requested this be dealt with as an agenda item at the next meeting.

**2448 – NEIGHBOURHOOD PLAN**

Cllr. Draper said his Committee had looked at defining Plan objectives at the last meeting. At the next meeting they would be assessing the tasks needing to be carried out.

The technical grant of £6,000 had now been agreed. This would be spent on the Consultant AeComm, whose task would be to make the plan legally valid and “robust.”

A Plan update would be published in the July edition of Free Portland News.

**2449 – CONSULTATION ON PLANNING APPLICATIONS NOTIFIED BY WEYMOUTH & PORTLAND BOROUGH COUNCIL**

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

- a) 16/286/FUL – Land at Verne Common Road – Erect eight dwellings (Resubmission)  
**OBJECTION**, on the grounds that the access was liable to increase traffic problems in the area, the site is in an Area of Outstanding Natural Beauty, the impact on potential heritage assets, its close proximity to an SSSI and the loss of the last remaining former common land
- b) 16/293/RES – Land to rear of Southwell – Erect new dwelling (Reserved Matters)  
**NO OBJECTION**. The Committee hopes it will be able to look at the scheme again to comment on the reserved matters.
- c) 16/323/FUL – Hut 26, Field 765, access to Fields 737, 739, 760, 761 and 765, Portland Bill – Renewal of permission to site beach hut  
**NO OBJECTION**, under the agreed procedure
- d) 16/326/FUL – 71 Channel View Road – Erection of a pre-fabricated timber granny annexe for ancillary residential use  
**OBJECTION**, on the grounds of overdevelopment of the site and the impact on neighbours' amenities. The Committee wished to comment that the application is not for an annexe, but a new separate building.
- e) 16/335/FUL – 7A Greenhill Terrace – Window alterations, including enlargement of second-storey front window and relocation of second-storey rear window  
**OBJECTION**, on the grounds that the scheme was detrimental to the character of the property in a conservation area
- f) 16/373/FUL – Joslin Court, 2A Tillycombe Road – Repositioning of the garage doors forward  
**NO OBJECTION**, subject to the recommendations of the highways officer being followed
- g) 16/375/FUL – 8 Cove Cottages – Erect single-storey rear extension  
**NO OBJECTION**
- h) 16/376/FUL – Mulberry units adjacent to Stone Pier, Castletown – Erect six stone, life-sized statues of American GI service man on Phoenix Caissons  
**NO OBJECTION**, subject to the comments of the Ministry of Defence, Health and Safety Executive, and the highways and listed buildings officers
- i) 16/381/FUL – Land adjacent to 5 Cove Cottages – Formation of car parking platform, garden room and terrace  
**NO OBJECTION**
- j) 16/388/VOC – Redundant buildings at Bumper Lane – Demolition of existing redundant industrial buildings and erect residential dwellings (approx. sixty-four) including affordable housing – proposed change to enable the demolition of the redundant buildings as approved under WP/14/00330/OUT before the submission of details of “reserved matters”, (condition 1), and before the

commencement of any development to erect residential dwellings (conditions 4,5,6,9 & 10)

**NO OBJECTION.** Cllr. Lees abstained.

k) 16/402/OBL – Redundant buildings at Bumper Lane – Demolition of existing redundant industrial buildings and erect residential dwellings (approx. sixty-four) including affordable housing – proposed change to enable the demolition of the redundant buildings as approved under WP/14/00330/OUT before the submission of details of “reserved matters”, (condition 1), and before the commencement of any development to erect residential dwellings (conditions 4,5,6,9 & 0)

**NO OBJECTION.** Cllr. Lees abstained.

l) 16/408/FUL – 8 Clovens Road – Loft conversion in a conservation area, dormer extension to the rear, no change to the front

**NO OBJECTION**, subject to the comments of the conservation officer. The Committee had a slight concern about the extended property overlooking the neighbours to the north and west

m) 16/413/FUL – 83 Avalanche Road – Erect rear extension to provide utility and shower room

**NO OBJECTION**

#### **2450 – PLANNING CONTRAVENTION ISSUES**

Cllr. Flack raised a concern about decking being erected above a boundary wall at 103 Verne Common Road.

The Clerk raised a concern on behalf of a member of the public that a bicycle had been left at Cheyne Weares as an advertisement for a local company. The Committee agreed to take no action.

#### **2451 – CONSULTATION ON PLANNING APPLICATIONS NOTIFIED BY DORSET COUNTY COUNCIL**

There were none.

#### **2452 – STREET NAMING**

Members discussed a proposal to use the name “Thumb Mews.” They thought Mews was inappropriate as there was no connection between the street and horses.

**RESOLVED** – that two names be put forward in order of preference:-

- 1) Suckthumb Close
- 2) Home Close

Both names had associations with the area.

**2453 – DATE OF NEXT MEETING**

The Committee's next meeting is scheduled to be held on Wednesday, 20<sup>th</sup> July 2016 at Easton Methodist Church Hall starting at 7.00 pm.

The meeting ended at 8.50 pm.

Signed .....  
(Chair)

Dated.....