

# Shaftesbury Town Council

## Planning and Highways Committee

Minutes of a meeting of the Planning and Highways Committee held on Tuesday the 8th October 2013 at 7.00pm in the Mayor's Parlour.

Cllr Harvey spoke following the Development Management Committee meeting at NDDC relating to application 2/2012/1474 Ivy Cross Stores. She reported that despite her pressing the objections which had been made by the committee when it observed the application a year before: that it felt that the excessive size of buildings were inappropriate, specifically in that location. She reported that the the Development Management Committee had determined in favour of the application.

Mrs Caldwell spoke regarding agenda item 5, Town Centre Enhancement, expressing disappointment at the previous evening's meeting where requests were put forward for zebra crossings. She expressed the opinion that they were unnecessary if DCC were able to complete installation of the gateways.

Mr Alabaster spoke regarding item 3.6 Development East of Shaftesbury, he reported that the Residents Association had shown a preference for the scheme which was not HAGS proposal for play equipment. The chairman advised that it had always been the view of the Town Council that there should not be a LEAP (Local Equipped Area of Play) in Meles Mead. Cllr Tippins confirmed that it had been identified as a LAP (Local Area for Play). Mr Alabaster disagreed with the Town Council's view and said that NDDC would agree LEAPS and LAPS between the Residents Association, STC and Persimmon. Cllr Lewer asked Mr Alabaster to provide the evidence that he quoted in order for the committee to discuss, Mr Alabaster refused. Mr Alabaster concluded that the Residents Association would submit an alternative view to the planning application to that of the town council.

Committee Members Present :- Councillor J Lewer (Chairman)  
Councillor P Proctor (Vice-Chairman)  
Councillor S Clinch  
Councillor J Pestell  
Councillor R Tippins

Also in Attendance :- Mrs Claire Commons (Acting Committee Services Officer)  
Cllr Harvey  
2 members of the public.

### 01 APOLOGIES FOR ABSENCE

There were none

### 02 DECLARATIONS OF INTEREST

Cllr Proctor declared an interest in items 3.5 63 St James and 3.7 23 Layton Lane as his company was the architect in each application.

Cllr Lewer declared a personal interest in item 3.4 Gold Hill Cottage as the applicant was a friend and neighbour.

### 03 PLANNING APPLICATIONS

Planning application 3.7 was taken directly after 3.5 and Cllr Proctor left the room for the duration of the debate on both those items.

03- 1	2/2013/0907	Plot Ref :-	Type :-	Listed
	Applicant Name :- Mrs A Noakes		Date Received :-	12/09/2013
	Location :- 69 Bimport Shaftesbury SP7 8BA		Date Returned :-	08/10/2013
	Proposal :	Remove part landing ceiling, install pull-down staircase and create storage area in attic by installing an RSJ, ridge beam, plasterboard ceiling, handrail and boarded floor. (Regularisation of works).		



("LEAP") as identified in the Parameters Assessment Plan P.0139\_87-2B shall be commenced unless there has been submitted to and approved in writing by the local planning authority from Planning Permission 22001/0415.

Observations : OBJECTION. Members observed that condition 22 had not been enforced when it should have been, that if it had, East Green would have remained big enough for a standard LEAP or would have identified that the space was too small before the building began. The wildlife corridor had always been designed to maintain continuous access for wildlife to the countryside. Members objected in principle to placing a LEAP in the wildlife corridor (which includes Meles Mead), not least because of the increased likelihood of children exploring the artificial badger sett and tunnel (which would present a safety hazard). Members urged that the alternative LEAP site submitted by Shaftesbury Town Council be taken seriously and that it is considered at committee. The application is requested to be referred to the Development Management Committee.

---

03- 7	2/2013/1090	Plot Ref :-	Type :-	Householde
	Applicant Name :-	Sir John & Lady Studdard	Date Received :-	26/09/2013
	Location :-	Layton House 23 Layton Lane Shaftesbury SP7 8EY	Date Returned :-	08/10/2013
	Proposal :	Extend and alter existing garden building		
	Observations :	NO OBJECTION		

---

#### 04 PLANNING AND INSPECTORATE DECISIONS

The Planning and Inspectorate decisions were received and noted.

#### 05 TOWN CENTRE ENHANCEMENT

The chairman reported to members that there had not been any significant progress with DCC Highways regarding the improvements to Salisbury Street and sought direction from the committee as to how to proceed.

It was AGREED to make a specific request of DCC for drawings of Shaftesbury Town Council's proposals to be prepared in readiness for consultation. It was AGREED that Cllr Lewer would draft the letter for issue by the office.

ACTION: Cllr Lewer and Committee Clerk.

#### 06 BUS STOP PROVISION

Cllr Proctor provided a proposal for bus provision in Bell Street carpark which would eliminate the need for buses to use the high street and the associated difficulties by The Narrows. The committee considered the loss of parking in the carpark being countered by additional spaces being made available in the high street on the location of the previous bus stops.

It was AGREED that the committee clerk would take the proposals to the Transport Forum to establish their views and to make enquiries of NDDC and DCC to investigate further.

#### 07 CORRESPONDENCE

There was none.

#### 08 CHAIRMAN'S URGENT BUSINESS

There was none.

#### PUBLIC CONSULTATION

Mrs Caldwell expressed support for buses no longer using the High Street.

The Meeting closed at : 9.20pm

---

Signed : \_\_\_\_\_ Chairman Date: \_\_\_\_\_

On behalf of :- Shaftesbury Town Council