



Shaftesbury Town Council

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To: Members of Shaftesbury Town Council's Full Council (FC), Councillors Austin, Brown (Chair), Cook, Hall, Jackson, Kirton, Lewer, Loader, Perkins, Proctor, Taylor (Vice-Chair), Todd..

You are summoned to an extra ordinary meeting of the Full Council for the transaction of the business shown on the agenda below. To be held at 7.00pm on

Thursday 11 April 2019 in the Guildhall, Shaftesbury Town Hall

All other recipients for information only

Claire Commons, Town Clerk

Members are reminded of their duty under the Code of Conduct

Public Participation

The Chairman will invite members of the public to present their questions, statements or petitions submitted under the Council's Public Participation Procedure.

Members of the public and Councillors are entitled to make audio or visual recordings of the meeting provided it does not cause disruption or impede the transaction of business. Out of courtesy to those present, the Council requests that intention to record proceedings is brought to the Chairman's attention prior to the start of the meeting.

Agenda

- 1 APOLOGIES 2**
To receive and consider for acceptance, apologies for absence (1 min)
- 2 DECLARATIONS OF INTEREST 2**
Members and Officers are reminded of their obligations to declare interests in accordance with the Code of Conduct 2012. The Clerk will report any dispensation requests received. (1 min)
- 3 PERSIMMON DEVELOPMENT A30..... 3**
To receive presentation of the plans for development on the employment land south of the A30 and consider observations for submission to the Local Planning Authority. (60 mins)

(End)

1 Apologies

To receive and consider for acceptance, apologies for absence (1 min)

1.1 Background

1.1.1 The Council (including committees) should approve (or not) the reason for apologies given by absent councillors. If a council member has not attended a meeting of the council (or its committees) or has not tendered apologies which have been accepted by the council (or committee), for six consecutive months, they are disqualified.

1.2 Apologies received to date

1.2.1 Councillor Austin, personal commitments.

2 Declarations of Interest

Members and Officers are reminded of their obligations to declare interests in accordance with the Code of Conduct 2012. The Clerk will report any dispensation requests received. (1 min)

2.1 Background

2.1.1 Where a matter arises at a meeting which relates to a councillor's interest, the councillor has the responsibility of declaring that interest in accordance with the adopted code of conduct. (Shaftesbury Town Council, 2012)

2.2 Declarations of Interest or dispensations received to date

3 Persimmon Development A30

To receive presentation of the plans for development on the employment land south of the A30 and consider observations for submission to the Local Planning Authority. (60 mins)

3.1 Recommendation

3.1.1 That the Council provides its observations on the planning application for the employment land south of the A30.

3.2 Summary

3.2.1 The Council met with Persimmon Homes, Melbury Abbas and Cann Parish Council, Shaftesbury Civic Society, Shaftesbury Open Spaces Group and Shaftesbury Tree Group to discuss the proposals. The main subject areas covered were;

- School (need and location)
- Employment (Type and giving time for growth – see A350 Solstice)
- Visual impact (reference to the SB12 policy regarding gateways, Reference to AONB Dark Skies initiative and Rurality)
- History (Local and national reputation and marketing)
- Housing (need, already ‘met’ Shaftesbury allocation, opportunistic)
- Evidence (what evidence / data supported the proposal)
- Healthcare (alignment with CCG plans, local need, viability)

3.2.2 The outcomes from those discussions *if* the application was to be successful were;

- Design standards
- Roads built to adoptable standards
- Working together to achieve the best possible outcome
- 2 parking spaces per dwelling rather than court parking
- Boulevard A30
- Landscape matrix
- Safe walking / cycling links to Cann Common
- Links with Green infrastructure.

3.2.3 The Council is reminded that the informal meeting had no decision making power or delegation and the opportunity was to express some of the local concerns regarding the application. The Council is also reminded that it should make its recommendations on the application with evidence and planning policy support.

3.2.4 To view the application, please visit <https://planning.north-dorset.gov.uk/online-applications/caseDetails.do?caseType=Application&keyVal=PJDWG0LH03100> and select the ‘Documents’ tab

3.2.5 More guidance on how to comment on planning applications can be found at <http://planninghelp.org.uk/improve-where-you-live/how-to-comment-on-a-planning-application>. Applications can be viewed online at <http://planning.north-dorset.gov.uk/online-applications/>

3.3 Financial Implication

3.3.1 There are no financial implications arising from this report

3.4 Legal Implication

3.4.1 Shaftesbury Town Council is a statutory consultee for planning applications which is provided with the opportunity to make observations on planning applications within its

parish boundary. These observations are reported back to the planning authority in order that it can make an informed decision when determining the applications.

(End)

Report Author:
Claire Commons, Town Clerk