



SHAFTESBURY TOWN COUNCIL

## Planning and Highways Committee

Minutes of the Planning and Highways Committee held via Zoom on Tuesday, 17 August 2021 commencing at 7 pm.

[Link to Agenda](#)

### Members Present

Councillor Edwyn-Jones (Chair)	Councillor Lewer (Vice-Chair)
Councillor Hollingshead	Councillors Tippins

### Members Absent

Councillors Chase and Proctor

### Officers Present:

Claire Commons, Town Clerk  
Sarah Kirton, Office Administrator

### In Attendance:

1 member of the press  
6 members of the public  
Councillor Cook  
1 member of the press online  
1 member of the public online

## MINUTES

### Public Participation

Members of the public were invited to make representations to the Council on any matters relating to the work of the Council or to raise any issues of concern. The following matters were raised;

**Shooters Lane.** A petition, photographs and letters to the Town and Dorset Councils was presented to the meeting advising that the stone wall has dangerously fallen away and needs urgent repair. Safety concerns were also raised in relation to the handrail.

### Grosvenor Road

Traffic speed, volume of heavy commercial vehicles and lack of safe crossing points remains a concern. Dissatisfied with the timing of previous road surveys carried out (during lockdown). Requested update from the Town Council and assistance requested in implementing road safety measures.

**Beech Tree's, Christys Lane**

Concern that trees may be felled unnecessarily, and conflicting recommendations given by tree experts. Concerns raised about whether correct procedure had been followed by developers putting the trees at risk.

Dorset Councillor Cook provided update on discussions and clarification on recommendations received and why they differed. Trees deemed unsafe pose a significant safety risk particularly given the proximity to A350. Discussions are ongoing and another meeting being arranged.

**Solar Farm**

Member of the public asked to speak during the agenda item.

**P01 Apologies**

P01a Apologies were received and accepted from Councillors Chase and Proctor due to personal reasons.

**P02 Declarations of Interest and Dispensations**

All members were invited to declare any interests throughout the meeting if the need arose. There were none.

**P03 Minutes**

It was **RESOLVED** to approve the minutes of the meetings held on 27<sup>th</sup> April 2021, 1<sup>st</sup> June 2021 & 6<sup>th</sup> July 2021 and the minutes were authorised for signing.

ACTION: OFFICE ADMINISTRATOR

**P04 Officer Reports**

P04a Officer report 0821PH4 was received and noted.

**P05 Planning Applications**

Officer report 0421PH5 was received and it was **RESOLVED** to submit the following comments:

P05a [P/FUL/2021/01338](#)

Proposal: Erect 24 No. dwellings, form vehicular access, car parking and landscaping. Location: Land at Former ATS Euromaster, New Road, Shaftesbury, Dorset

**Objection due to:**

**Lack of affordable housing, Lack of S106 Heads of Terms, Traffic management, Refuse removal, Risk of flooding, Design not presented as family housing - inadequate gardens, Traffic impact, Kings Hill access, Surface water, General appearance- not as attractive as previous, not fitting the local area, Should be treated in accordance with conservation area, Not in accordance with Neighbourhood plan (SFPH1, SFPH3, SFPH6, SFPH7, SFPH8) No safe crossing space, No Electric vehicle charging points, Lack of information on Materials to be used.**

ACTION: OFFICE ADMINISTRATOR

P05b [P/LBC/2021/01203](#)  
 Proposal: Installation of 1 no. CCTV camera & associated external alterations  
 Location: Hsbc, 2 The Commons, Shaftesbury, Dorset  
**Support**

ACTION: OFFICE ADMINISTRATOR

P05c [P/HOU/2021/01685](#)  
 Proposal: Erect summerhouse  
 Location: Stables, Yeatmans Lane, Enmore Green, Shaftesbury, SP7 8LR  
**Object subject to Conservation Officer's Report**

ACTION: OFFICE ADMINISTRATOR

P05d [P/HOU/2021/01538](#)  
 Proposal: Erection of first floor extension, porch & car port  
 Location: St James Lodge Raspberry Lane, Shaftesbury, Dorset, SP7 8HN  
**Object due to positioning of the Car Port. Unclear plans and drawings, conservation area, lack of light pollution report, Dark skies area.**

ACTION: OFFICE ADMINISTRATOR

P05e [P/PALH/2021/02905](#)  
 Proposal: Erect single storey rear extension extending 6 metres beyond the rear wall of the original dwelling house, 3.78 metres maximum height and 2.37 metres high at the eaves.  
 Location: 8, Imber Road Shaftesbury SP7 8R  
**No Objection**

ACTION: OFFICE ADMINISTRATOR

**P06 Solar Farm, Motcombe**

P06a [P/FUL/2021/02046](#)  
 Construct solar photovoltaic farm, battery storage and associated infrastructure, including inverters, batteries, substations, security cameras, fencing, access tracks and landscaping.  
 Location: Land at Park Farm Access to Park Farm Gillingham  
**Objection due to: No archaeological assessment, impact on Area of Outstanding Natural Beauty views and views from Castle Hill, Impact on White Hart Link walking route, contrary to the National Planning Policy Framework NPPF201**

There being no further business, the meeting was closed at 8.14 pm.

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Signed

Date

DRAFT