



# GILLINGHAM TOWN COUNCIL

The Town Hall, School Road, Gillingham. Dorset. SP8 4QR

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## PLANNING COMMITTEE

Dear Sir/Madam

Members are summoned to a meeting of the Planning Committee on **MONDAY 12<sup>th</sup> FEBRUARY 2018** in **The Jubilee Room**, Town Hall, School Road, Gillingham commencing at **7.00pm**.

7<sup>th</sup> February 2018

Sylvia J Dobie  
Town Clerk

Time will be allocated to receive comments from members of the public, regarding planning issues and matters directly appertaining to items on the Agenda. The Chairman of the committee has absolute discretion on who can speak and for how long.

All in attendance should be aware that filming, recording, photographing or otherwise being reported about may occur during the meeting. A designated area is set aside for members of the public not actively participating in the meeting where there will be no filming or photographs taken.

## A G E N D A

1. **To receive apologies for absence.**
2. **To approve the minutes of the meeting held on the 8<sup>th</sup> January 2018 and the Interim meeting held on Monday 22<sup>nd</sup> January 2018.**
3. **Questions.**
4. **Declarations of Interest** - Members are required to comply with the requirements of the Localism Act 2011 regarding disclosable pecuniary interests.
  - Check if there is an item of business on this agenda in which the member or other relevant person has a disclosable pecuniary interest.
  - Check that the interest has been notified to the Monitoring Officer (in writing) and entered in the Register (if not, this must be done within 28 days).
  - Disclose the interest at the meeting (in accordance with the Council's Code of Conduct No.14) and in the absence of a dispensation to speak and/or vote, withdraw from any consideration of the item.
  - Members are also reminded of their obligation under our code (no.13) to declare financial interests of a friend, relative (other than spouse or partner) or close associate, and having done so to speak only in accordance with the code before withdrawing from the meeting.

**Planning Committee – Agenda – 12<sup>th</sup> February 2018 - continued:**

**5. Planning Application Decisions from NDDC:**

- a. **Application No:** 2/2017/1781/LBC **Date Registered:** 8 November 2017  
**Location of Development:** Wyke Farm, B3081 - West Bourton Road to Westbrook Road, Gillingham, SP8 5NR  
**Description of Development:** Carry out internal and external alterations to outbuilding associated with its conversion to an annexe.  
**GRANT OF LISTED BUILDING CONSENT**
- b. **Application No:** 2/2017/1780/HOUSE **Date Registered:** 8 November 2017  
**Location of Development:** Wyke Farm, B3081 - West Bourton Road To Westbrook Road, Gillingham, SP8 5NR  
**Description of Development:** Convert outbuilding to annexe.  
**GRANTED**
- c. **Application No:** 2/2017/1062/FUL  
**Location of Development:** Erect replacement dwelling and detached garage/workshop/guest accommodation.  
**Description of Development:** Kendalls Cottage Kendall Lane Milton On Stour SP8 5QA  
**APPLICATION WITHDRAWN**
- d. **Application No:** 2/2017/1742/HOUSE **Date Registered:** 30 November 2017  
**Location of Development:** 42 Bay Road, Gillingham, SP8 4EF  
**Description of Development:** Erect two storey extension and a single storey extension (demolish existing single storey extension).  
**GRANTED**
- e. **Application No:** 2/2017/1586/FUL **Date Registered:** 27 November 2017  
**Location of Development:** Unit 4 Town Bridge House , High Street, Gillingham, SP8 4AA  
**Description of Development:** Change of use from retail to beauty salon.  
**GRANTED**
- f. **Application No:** 2/2017/1982/AGDWPA  
**Proposal:** Change of use and conversion of agricultural building (North barn) into 1 No. dwelling (Class C3).  
**Location:** Bowridge Hill Farm, Bowridge Hill, Gillingham, Dorset, SP8 5QS  
*It is considered that the development proposed is not permitted development, and that a formal planning application is required.*

**6. Tree Works Decisions:**

- a. **Application No:** 2/2018/0154/DDTREE  
**Location:** Land East Of, Cherryfields, Gillingham, Dorset  
**Proposal:** T1 Willow- Remove failed scaffold limbs, pollard the remaining scaffold limb at 3m from ground.  
**Permission granted** to undertake work immediately under section 202 (c) of the Town and Country Planning Act as the tree is dead, or dangerous.

**Planning Committee – Agenda – 12<sup>th</sup> February 2018 - continued:**

**7. Planning Applications:**

- a. **Application No:** 2/2017/1846/FUL (Deferred from meeting held on 22<sup>nd</sup> January 2018)  
**Proposal:** Demolish existing agricultural buildings and erect 2 No. dwellings.  
**Location:** Buildings at Huntingford Farm, Huntingford Road, Huntingford, Dorset.
- b. **Application No:** 2/2017/1977/FUL  
**Proposal:** Change of use of property to a house in multiple occupation for up to 10 people.  
**Location:** Old Town Gallery, 5 High Street, Gillingham, SP8 4AN
- c. **Application No:** 2/2017/1978/LBC  
**Proposal:** Change of use of property to a house in multiple occupation for up to 10 people and carry out associated internal and external alterations.  
**Location:** Old Town Gallery, 5 High Street, Gillingham, SP8 4AN
- d. **Application No:** 2/2017/1974/VARIA  
**Proposal:** Change of use from retail unit to dwelling. (Removal of condition No 4 - Vehicle proof barrier from planning permission 2/2016/0232/FUL to allow a taller fence with open panels, with vertical bars, in the top half of the gate and the end of the front panel).  
**Location:** Flat 1, Claud House, Newbury, Gillingham, Dorset, SP8 4HZ
- e. **Application No:** 2/2017/1936/FUL  
**Proposal:** Erect extension to agricultural barn.  
**Location:** Wyke Farm Dairy, Dry Lane, Gillingham, Dorset, SP8 5NR
- f. **Application No:** 2/2018/0028/HOUSE  
**Proposal:** Erect 2 storey rear extension.  
**Location:** 29 Windsor Lane Gillingham Dorset SP8 4TG
- g. **Application No:** 2/2018/0026/FUL  
**Proposal:** Erect 1 No. dwelling, form parking spaces.  
**Location:** Land at E 380204 N 126083 Common Mead Lane Gillingham Dorset
- h. **Application No:** 2/2017/2023/OUT  
**Proposal:** Demolish existing buildings and develop land for residential purposes, form vehicular access, parking and landscaping. (Outline application to determine access and layout).  
**Location:** Lockwood Farm, Shaftesbury Road, Gillingham, SP8 4LP
- i. **Application No:** 2/2018/0065/OUT  
**Proposal:** Demolish buildings and develop land by the erection of 8 No. dwellings with garages, form estate road and parking. (Outline application to determine access and layout).  
**Location:** R.Moore Contractors, Shaftesbury Road to Higher Ham Farm - Road, Gillingham, SP8 4LP
- j. **Application No:** 2/2018/0036/OUT  
**Proposal:** Develop land by construction of an urban extension to the south of Gillingham between Shaftesbury Road (B3081) and New Road (B3092). The urban extension would comprise of 961 dwellings, up to 2,642 sq.m in a new local centre providing retail, community, health, and leisure uses, new and enhanced pedestrian/cycle routes, open spaces, roads, car parking and vehicular access. To include all ancillary works and associated infrastructure.  
(Outline application to determine access only).  
**Location:** West of Shaftesbury Road at, Land South of Gillingham, Shaftesbury Road, Gillingham, Dorset.

**Planning Committee – Agenda – 12<sup>th</sup> February 2018 - continued:**

**7. Planning Applications continued:**

**k. Application No: 2/2018/0077/OUT**

**Proposal:** Develop land by the erection of up to 634 dwellings (use class C3), a primary school (use class D1), sports pitches with floodlighting, public open space, play facilities, access and internal estate roads, internal footpaths and cycleways, sustainable drainage system with ponds, landscaping, utility connections and associated groundworks/infrastructure. (Outline application to determine access only).

**Location:** Land at, Park Farm, Kingsmead Business Park, Gillingham, Dorset.

**l. Application No: 2/2018/0055/DCC**

**Proposal:** Extension of Gillingham sewage treatment works (STW) to provide additional plant and equipment required to treat increased volume of wastewater, and installation of phosphorous removal plant.

**Location:** Gillingham Sewage Treatment Works, Common Mead Lane, Gillingham, Dorset, SP8 4RE

**8. To receive and consider an invitation to attend a Parish and Town Planning Session, Hosted by Dorset Councils Partnership, on Thursday 8<sup>th</sup> March 2018 at South Walks House, Dorchester.**

**9. To receive and consider information regarding Footpaths in Gillingham.**

**10. To receive and consider a report from the Conservation Area Working Party.**

**11. MATTERS PERTINENT TO THIS MEETING.** Members are advised that inclusion of items is at the Chairman's discretion and that 'A Council cannot lawfully decide any matter which is not specified *in the summons (agendas)*'. The Chairman to be advised prior to the commencement of the meeting.

**Closure.**