



GILLINGHAM TOWN COUNCIL

The Town Hall

School Road

GILLINGHAM

Dorset SP8 4QR

Tel: 01747 823588

Email: gtc@gillinghamdorset-tc.gov.uk

Web site: www.gillinghamdorset-tc.gov.uk

PLANNING COMMITTEE

The minutes of the **Planning Committee** meeting held on **Monday 16th December 2019**, at 7.00pm in the Jubilee Room, Town Hall, Gillingham, Dorset.

Present

Cllr Val Potheary (Chairman)	Cllr Rupert Evill (Deputy Chairman)
Cllr Sharon Cullingford	Cllr John Kilcourse
Cllr Alan Frith	Cllr Barry Von Clemens
Cllr Dennis Griffin	Cllr Roger Weeks
Cllr Paul Harris	Cllr John Robinson

In Attendance

Town Clerk: Julie Hawkins

Press and Public

Press: Michael Streeter, Gillingham and Shaftesbury News

Public: There were six members of the public present.

Minute No

107	To receive apologies for absence.
	It was agreed and RESOLVED that the apologies for absence received Cllr Gould and Cllr Wareham are accepted.
108	To receive declarations of interest. <u>Please note:</u> members are required to comply with the requirements of the Localism Act 2011, section 27, disclosable pecuniary interests.
	There were no declarations of interest.
109	To receive and consider planning applications, as follows:
a.	Application No: 2/2019/1580/FUL Proposal: Erect 1 No. dwelling, create new vehicular access and 4 No. parking spaces (demolish existing agricultural building). Location: Barn at Langham Lane, Gillingham, Dorset
	It was unanimously agreed and RESOLVED to recommend refusal for planning application no. 2/2019/1580/FUL for the following reasons: <ul style="list-style-type: none"> • The site is outside of the town settlement boundary in open countryside; • the proposed dwelling does not sit within the footprint of the existing agricultural building; • it is considered that the proposal constitutes an overdevelopment of the site; • the proposed development will be over-bearing and over-dominant and will have a negative visual impact on the character and appearance of the area;

	<ul style="list-style-type: none"> the proposed development will result in light pollution in open countryside. <p>If the Case Officer is mindful to approve the application, members request that the application is considered by Dorset Council Planning Committee.</p>
b.	<p>Application No: 2/2019/1248/FUL (Amended) Proposal: Change of use of land to form an extension to the garden and erect summerhouse (retrospective). Location: Brooklands, Brewery Lane, Gillingham SP8 4NN</p>
	<p>The applicant's agent was invited to speak and explained that following objections to the original retrospective application an amendment has been made and the garden area has been reduced in size.</p> <p>A member of the public was invited to speak and raised objections to the amended application.</p> <p>It was unanimously agreed and RESOLVED to recommend refusal for planning application no. 2/2019/1248/FUL for the following reason:</p> <ul style="list-style-type: none"> The proposed extension of the residential curtilage is considered to be contrary to Policy 28 of the North Dorset Local Plan Part 1, in particular Para 10.144. which states: 'The encroachment of domestic gardens into open countryside (and their associated structures such as sheds, greenhouses, washing lines etc.) can have a significant impact on the rural landscape. Any development associated with an existing dwelling in the countryside should therefore take place within the existing residential curtilage. The proposed extension of an existing residential curtilage into the countryside will not be permitted'.
c.	<p>Application No: 2/2019/1554/FUL Proposal: Erect replacement dwelling, retain 3 No. parking spaces. Location: Bleet Farm, Bleet Lane, Gillingham SP8 5RG</p>
	<p>It was unanimously agreed and RESOLVED to recommend refusal for planning application no. 2/2019/1554/FUL for the following reasons:</p> <ul style="list-style-type: none"> Bleet Farm is in an elevated position and currently blends in with the surrounding countryside. It is considered that the replacement contemporary building will be over-dominant in the countryside, particularly when viewed from Nations Lane, and will have a negative visual impact on the character and appearance of the area; the proposed development will result in light pollution which will also have a negative effect to the rural area. <p>If the Case Officer is mindful to approve the application, members request that the application is considered by Dorset Council Planning Committee.</p>
110	To receive matters pertinent to this meeting.
	There were no matters pertinent.
<p>There being no other business on the agenda, the meeting closed at 7.29pm</p> <p>Signed: _____ Date: 13th January 2020</p> <p>Chairman of Planning Committee, Cllr Val Potheary</p> <p>PLEASE NOTE: These minutes appear as draft minutes until reviewed and ratified by Full Council.</p>	