



GILLINGHAM TOWN COUNCIL

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

PLANNING COMMITTEE

Minutes of the Planning Committee meeting held on **Monday 27th February 2023** at The Town Hall, School Road, Gillingham, commencing at 8.38pm

Members Present:

Cllr Val Potheary, Chairman
Cllr Rupert Evill, Deputy Chairman
Cllr Fiona Cullen
Cllr Sharon Cullingford
Cllr Alan Frith

Cllr Sarah Snook
Cllr Donna Toye
Cllr Barry von Clemens
Cllr Mark Walden
Cllr Roger Weeks

In attendance:

Julie Hawkins, Town Clerk
Jill Ezzard, Assistant Town Clerk
1 member of the public

The following joined the meeting via MS Teams:

Michael Streeter, Gillingham and Shaftesbury News

544. Public Participation. Please note: a period up to a maximum of fifteen minutes will be allowed for public comments and questions restricted to items listed on the following agenda.

There was no public participation.

545. To receive and accept apologies for absence.

It was agreed and **RESOLVED** to accept the apologies received from Cllr Ashfield and Cllr Kilcourse who were unable to attend for personal reasons.

546. To receive declarations of interest. Please note; members are required to comply with the requirements of the Localism Act 2011, section 27 disclosable pecuniary interests.

There were no disclosable pecuniary interests. Cllr Toye declared a personal interest in Planning Application No: P/PAAC/2023/00608.

547. To receive and consider planning applications, as follows:

a) Application No: [P/HOU/2023/00704](#)

Proposal: Erect conservatory

Location: 27 Briar Close, Gillingham, SP8 4SS

It was agreed and **RESOLVED** to recommend approval of Planning Application P/HOU/2023/00704 as the plot is large enough, the design is in keeping and the proposals will improve the property.

b) Application No: [P/PAAC/2023/00608](#)

Proposal: Change of use and conversion of 3 No. agricultural buildings to 3 No. dwellings (Class C3).

Location: St Matthews Farm, Shaftesbury Road, Forest Deer, Dorset SP8 5QJ

It was agreed and **RESOLVED** to recommend refusal of Planning Application P/AAC/2023/00608 for the following reasons:

- The proposals are considered to be out of character with the rural area.
- St Matthews Farm is situated outside of the defined development boundary in open countryside with no immediately available facilities and services; it is therefore considered to be unsustainable, with any future occupiers being reliant on a car to access services and facilities. The proposed development fails to meet the social, economic and environmental strands of sustainability as set out within the National Planning Policy Framework.

Cllr Cullingford and Cllr Teye abstained from voting.

c) Application No: [P/HOU/2023/00705](#)

Proposal: Erection of Single Garage and Double Carport

Location: The Cottage, Dry Lane, Gillingham, SP8 5D

It was agreed and **RESOLVED** that the proposals will aesthetically improve the property and therefore recommend approval of Planning Application P/HOU/2023/00705 subject to the conditions recommended by Dorset Council Highways Authority.

d) Application No: [P/PAAC/2023/00794](#)

Proposal: Change of use and conversion of agricultural building to 1 No. dwelling (Class C3).

Location: Pound Farm, Bleet Lane to New Road, Madjeston, SP8 5JH

It was agreed that the application contained incomplete information and the description of the location was misleading. Members were unable to ascertain what the dimensions of the existing agricultural building are, and so it is difficult to compare the existing to the proposed.

It was agreed and **RESOLVED** to recommend refusal of Planning Application P/PAA/2023/00794 as insufficient information has been provided by the applicant.

548. To receive and note the approved planning appeal decision for APP/D1265/W/22/3300299, Fern Brook Solar Farm Ltd, Land at Park Farm, Gillingham, Dorset, SP8 5JG.

Members noted that the conclusion of the appeal was that the appeal should be allowed. Further information is available via the link below:

[Reference: APP/D1265/W/22/3300299 \(planninginspectorate.gov.uk\)](https://www.planninginspectorate.gov.uk/app/d1265/w/22/3300299)

549. To receive matters pertinent to this meeting.

There were no matters pertinent.

The meeting closed at 9.01pm.