



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 AGENDA

All members of the **Planning Committee** are summoned to a meeting on **Monday, 14th September 2020**, commencing at **7.30pm**.

Julie Hawkins

Issue Date: 7th September 2020

Julie Hawkins
Town Clerk

All in attendance should be aware that filming, recording, photographing and otherwise may occur during the meeting.

This meeting will be held in accordance with s.78 of the Coronavirus Act 2020, The Local Authorities and Police and Crime Panels (Coronavirus) (Flexibility of Local Authority and Police and Crime Panel Meetings) (England and Wales) Regulations 2020 ("the 2020 Regulations") which came in to force on 4 April 2020.

The 2020 Regulations enable local councils to hold remote meetings (including by video and telephone conferencing) for a specified period until May 2021. The 2020 Regulations apply to local council meetings, committee and sub-committee meetings in England.

To join the meeting via **Microsoft Teams**, please contact the **Town Council** via email: gtc@gillinghamdorset-tc.gov.uk to request joining instructions.

All attendees should try to join the meeting at least 5 minutes prior to the start of the meeting to allow for any connection problems.

The Planning Committee may request that a planning application is considered by Dorset Council's planning committee, where there are valid planning considerations.

AGENDA

- | | |
|----|---|
| 1. | Public Participation. <u>Please note</u> : a period up to a maximum of fifteen minutes will be allowed for public comments and questions. |
| 2. | To receive and accept apologies for absence. |
| 3. | To approve the minutes as a true and accurate record of the meeting held on Monday 10 th August and the interim meeting held on Monday 24 th August 2020. |
| 4. | To receive questions pertaining to the previous meeting. |

5.	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.
6.	To receive Decision Notices for planning applications from Dorset Council, as follows:
a.	Application No: 2/2020/0580/HOUSE Proposal: Loft conversion with installation of dormer window & associated alterations Location: 32 Wessex Way, Gillingham, SP8 4LX Refused
b.	Application No: 2/2020/0332/FUL Proposal: Demolish existing portal frame barn and erect 1no detached dwelling Location: Barn at Langham Lane, Gillingham, Dorset Approved
c.	Application No: 2/2020/0793/HOUSE Proposal: Erection of single storey side extension Location: Deer Leap Farm, Bowridge Hill, Gillingham, Dorset, SP8 5QR Approved
d.	Application No: 2/2020/0564/HOUSE Proposal: Formation of parking area and erection of stone wall to side and rear with the installation of a gate (part demolition of existing wall) Location: The Old Coach House, Wyke Road, Gillingham, Dorset SP8 4NW Approved
e.	Application No: 2/2020/0867/FUL Proposal: Erect 1 No. dwelling and form 2 No. parking spaces, (demolish existing garage and container). Location: Land off Buckingham Road, Buckingham Road, Gillingham, Dorset Refused
f.	Application No: 2/2020/0861/HOUSE Proposal: Erect single storey rear extension. Location: 14 Sycamore Way, Gillingham, SP8 4RX Approved
g.	Application No: 2/2020/0872/HOUSE Proposal: Convert hip to gable end roof, form a loft conversion and insert roof lights. Location: 36 Cloverfields, Gillingham, SP8 4UP Approved
h.	Application No: 2/2020/0903/HOUSE Proposal: Erection of single storey rear extension and garden store Location: 39 Fairey Crescent, Gillingham, SP8 4NY Approved
7.	To receive and consider planning applications, as follows:
a.	Application No: 2/2020/0379/FUL Proposal: Construction of a Principal Street, associated access, landscaping and infrastructure works at land to the East of New Road (B3092), Gillingham. Location: West of Shaftesbury Road, at Land South of Gillingham, Shaftesbury Road, Gillingham, Dorset
b.	Application No: 2/2020/1077/FUL Proposal: Erect 4 No. dwellings and garages and form new vehicular and pedestrian access. Location: Horkesley Hall Farm, Common Mead Lane, Gillingham, SP8 4RE

c.	<p>Application No: 2/2020/1104/FUL Proposal: Convert existing agricultural block work storage building into a self- contained annexe. Location: Walnut Tree Farm, Westbrook Road, Gillingham, SP8 5RA</p>
d.	<p>Application No: 2/2020/1132/MODPO Proposal: Request to modify Planning Obligation of section 106 agreement dated 9 March 2000 made under Section 106 of the Town and Country Planning Act 1990, against Planning application number 2/97/0704 (19) (as varied by the Deed of Variation dated 13 January 2003 and the Supplemental Agreement dated 11 February 2004) for 29 Marlott Road, Gillingham, SP8 4FA and 1-12 (inclusive), and 14-19 (inclusive) Budmouth Drive, Gillingham, SP8 4FD)- to allow Insertion and deletion of mortgagee protection clause as follows: Clauses 3.1, 3.2 and 7 of the Second Supplemental Agreement should be deleted. The New Agreement should contain the following clause:- The provisions of the Original Agreement, the First Supplemental Agreement and the Second Supplemental Agreement shall not be binding on a mortgagee or chargee (or any receiver (including an administrative receiver) appointed by such mortgagee or chargee or any other person appointed under any security documentation to enable such mortgagee or chargee to realise its security or any administrator (howsoever appointed) including a housing administrator (each a Receiver)) of the whole or any part of the Affordable Housing or any persons or bodies deriving title through such mortgagee or chargee or Receiver PROVIDED THAT: - such mortgagee or chargee or Receiver shall first give written notice to the Council of its intention to dispose of the Affordable Housing (or any part thereof) and shall have used reasonable endeavours over a period of three months from the date of the written notice to complete a disposal of the Affordable Housing (or any part thereof) to another registered provider or to the Council for a consideration not less than the amount due and outstanding under the terms of the relevant security documentation including all accrued principal monies, interest and costs and expenses; and (see application form for final paragraph Location: Land at OS 1450 3265 2351 and 2644 Peacemarsh Road, Gillingham, Dorset.</p>
e.	<p>Application No: 2/2020/1051/FUL Proposal: Erect single storey detached MOT station. Location: Fairview Vehicle Services, Sherborne Causeway, Shaftesbury, SP7 9PX</p>
8.	<p>To receive and consider information from The Ministry of Housing, Communities and Local Government regarding a consultation on changes to planning policy and legislation.</p> <p>This consultation seeks views on a range of proposed changes to the current planning system including:</p> <ul style="list-style-type: none"> • Changes to the standard method for assessing local housing need; • securing of First Homes through developer contributions; • temporarily lifting the small sites threshold, and • extending the current Permission in Principle to major development <p>The consultation will close at 23.45 on Thursday 1st October 2020.</p> <p>Further information is available via: https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/907215/200805_Changes_to_the_current_planning_system_FINAL_version.pdf</p>

9.	<p>To receive and consider information from The Ministry of Housing, Communities and Local Government regarding a consultation on the White Paper, Planning for the Future. This consultation seeks any views on each part of a package of proposals for reform of the planning system in England to streamline and modernise the planning process, improve outcomes on design and sustainability, reform developer contributions and ensure more land is available for development where it is needed.</p> <p>The consultation will close on 29th October 2020.</p> <p>Further information is available via: https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/907647/MHCLG-Planning-Consultation.pdf</p>
10.	<p>To receive and consider information regarding Rights of Way in Gillingham.</p>
11.	<p>To receive matters pertinent to this meeting. Please note: Members are advised that inclusion of any item is at the Chairman's discretion and that a council cannot lawfully decide upon any matter which is not specified in the summons (agenda).</p>

Closure.

Attached:

Item 6. Powerpoint

Planning Applications are available to view online at:
www.dorsetcouncil.gov.uk

Members are required to familiarise themselves with the applications prior to the meeting. If additional information is required, please contact the Town Clerk by 12 noon, on the Friday prior to the meeting.