



GILLINGHAM TOWN COUNCIL

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

PLANNING COMMITTEE

MINUTES - 11 January 2021

The minutes of the Planning Committee meeting convened on Monday 11th January 2021 at 8.05pm. The meeting was held remotely using appropriate technology in accordance with The Local Authorities 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 4th April 2020.

Present:

Cllr Val Pothecary, Chairman
Cllr Rupert Evill, Deputy Chairman
Cllr Sharon Cullingford
Cllr Alan Frith
Cllr Mike Gould
Cllr Dennis Griffin

Cllr Paul Harris
Cllr John Kilcourse
Cllr John Robinson
Cllr Barry Von Clemens
Cllr Keith Wareham
Cllr Roger Weeks

Non-members:

Cllr Graham Poulter

In attendance:

Town Clerk, Julie Hawkins
Deputy Town Clerk, Clare Ratcliffe
Office Manager, Jill Ezzard

Press and Public:

Michael Streeter, Gillingham and Shaftesbury News
There was one member of the public present

249. 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.

250. To receive and accept apologies for absence

There were no apologies for absence received.

251. To approve the minutes as a true and accurate record of the Planning Committee meeting held on Monday 7th December and the interim meeting on Monday 14th December 2020.

It was agreed and **RESOLVED** to approve the minutes as a true and accurate record of the Planning Committee meeting held on Monday 7th December and the interim meeting on Monday 14th December 2020.

252. To receive any questions pertaining to the previous minutes

There were no questions pertaining to the previous minutes.

253. 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 declarations of interest.

254. To receive Decision Notices for planning applications from Dorset Council.

a) Application No: [2/2020/1278/FUL](#)

Proposal: Erection of 1 no. wooden shed

Location: St Simon and St Judes Church, Mapperton Hill to Milton-on-Stour Road, Milton-on-Stour, Dorset

Decision: Granted

b) Application No: [2/2020/0850/FUL](#)

Proposal: Convert existing ground floor office to 1 no. dwelling.

Location: St Marys Corner Office, St Marys Place, Gillingham, SP8 4AT

Decision: Granted

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

a) Application No: [P/VOC/2020/00181](#)

Proposal: Erect 5 no. dwellings and garages. Demolish existing agricultural buildings (with variation of condition 3 of planning permission 2/2019/1409/FUL to amend plans for Plot 3 to allow the addition of a sunroom)

Location: Windyridge Farm, Bay Road, Gillingham, SP8 4EP

It was agreed and **RESOLVED** to recommend approval of Planning Application [P/VOC/2020/00181](#) as the proposed sunroom is a single storey addition and will not result in any loss of amenity to neighbouring residents. Members expressed their disappointment in the number of amendments and variations to conditions being submitted for the development at Windyridge Farm.

b) **Application No:** [P/ADV/2020/00263](#)

Proposal: Display of 1 no. canopy sign, 4no. internally illuminated 'spreader box' signs, 1no. internally illuminated site totem sign, 4no. non-illuminated car wash fascia signs and 3 no. internally illuminated fascia signs (1x 'Costa' shopfront sign, 1x 'Budgens' shopfront sign, 1x 'Greggs' shopfront sign)

Location: Gillingham Service Station, Kingsmead Business Park, Gillingham SP8 5FB

It was agreed and **RESOLVED** to recommend approval of Planning Application [P/ADV/2020/00263](#) as the proposed signage is in keeping with the Service Station and will not be over-powering. Members expressed their disappointment that there are no proposals for signage to advertise the electric vehicle charging points.

c) **Application No:** [P/HOU/2020/00230](#)

Proposal: Form new vehicular access

Location: 1 New House Farm Cottage, Bleet Lane to New Road, Madjeston, Gillingham SP8 5JH

It was agreed and **RESOLVED** to recommend approval of Planning application [P/HOU/2020/00230](#).

d) **Application No:** [P/FUL/2020/00107](#)

Proposal: Erection of 1 no. dwelling and car port (demolish existing garage and greenhouses)

Location: Lockwood Farm, Shaftesbury Road, Gillingham, Dorset SP8 4LP

It was agreed and **RESOLVED** to recommend approval of Planning application [P/FUL/2020/00107](#) for the following reasons:

- The design of the proposed dwelling is in character with the area;
- the proposed dwelling will be subservient to the farmhouse;
- the proposed materials, which have been reclaimed from the recently demolished St Martin's House in Gillingham, will match the farmhouse;
- the combination of the proposed air source heat pump and the high levels of insulation of walls, floors and ceilings will ensure the proposed dwellings is energy efficient in accordance with Policy no. 3 of the North Dorset Local Plan Part 1;
- the proposed development, which includes an integrated bat box, a swift box, two bee bricks, and four barn swallow cups supports the aims of Policy no. 4 of the North Dorset Local Plan Part 1.
- The proposal supports the aims of the Gillingham Neighbourhood Plan, Policy no. 25, as the existing boundary hedgerow will be maintained, and a native hedgerow planting scheme will be incorporated at the western boundary.

256. To consider and agree suggestions for street naming at the development on land to the east of Barnaby Mead.

It was agreed and **RESOLVED** that subject to approval by Dorset Council (SSN Department Team B), and agreement by all relevant parties, the following street names should be submitted to Aster Homes for consideration:

First choice: Wathen Way and Crier Close

Second choice: Weavers Way and Silk Close

257. To receive and consider information regarding Rights of Way in Gillingham.

The Town Clerk informed the meeting of a proposal by developers to temporarily divert Footpath No. N64/45 at Bay. The definitive line of the footpath is just inside the development area, to the north of the boundary hedge, and does not follow the existing tarmac path that people have been using since its construction. Paperwork for a temporary diversion and a future permanent diversion is being submitted to Dorset Council this week; however, under the Town and Country Planning Act the diversion can only take place within the application area.

It was agreed and **RESOLVED** that Gillingham Town Council has no objections to the temporary or permanent diversion of Footpath N64/45 onto the existing walked route.

258. 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).

There were no matters pertinent.

Closure. The meeting closed at 9.16pm.