

SHERBORNE TOWN COUNCIL

PLANS COMMITTEE

3 MAY 2016

At a meeting of the PLANS COMMITTEE held at the Council Chamber, The Manor House, Sherborne on **Tuesday 3 May 2016 at 7.00 pm.**

Present: Cllr K Pike - Chairman
Cllrs D Birley, J Carey, S Greene, A Hall, M Hall, J Hogben and J Pentolfe

In attendance: Mr T Savage (Town Clerk)
Mrs S Woodford (Civic Administrator)

1. APOLOGIES FOR ABSENCE

Apologies were received from Cllrs J Andrews and A Cook

2. DECLARATIONS OF INTEREST AND DISPENSATION REQUESTS

2.1 Cllr M Hall declared that taking part in the discussions and vote on new planning applications at this meeting, has been done on the understanding that his decisions are based on the information available at this time and that he reserves the right to change those decisions when the applications are discussed at West Dorset District Council.

3. MINUTES

It was PROPOSED by Cllr Pike and SECONDED by Cllr Birley and AGREED (6 in favour and 2 non-votes) that:

The Minutes of the Plans Committee meeting held on 4 April 2016 were taken as read.

4. DECISIONS

The Chairman referred to details of decisions made by the Development Control Committee in respect of applications previously considered by the Committee.

5. APPLICATIONS

5.1 WD/D/16/000468 (Full)

Enlarge existing dormer and new conservation rooflights to existing loft space
JACARANDA, THE AVENUE

It was PROPOSED by Cllr Hogben and SECONDED by Cllr Carey and AGREED unanimously that:

The Town Council has no objection.

5.2 WD/D/16/000502 (Full)

Erect Extension
MELLOR HOUSE, BRISTOL ROAD

It was PROPOSED by Cllr Pike and SECONDED by Cllr A Birley and AGREED unanimously that:

The Town Council has no objection.

5.3 WD/D/16/000568 (Change of Use)

Change of use from A2 (Financial & Professional Services) to A3 (Restaurants & Cafes) and associated minor alterations, including the provision of a steel flue and the replacement of felted roof coverings with fibreglass
PRETORS OFFICE, LONG STREET

5.4 WD/D/16/000569 (LBC)

Change of use from A2 (Financial & Professional Services) to A3 (Restaurants & Cafes) and associated minor alterations, including the provision of a steel flue and the replacement of felted roof coverings with fibreglass
PRETORS OFFICE, LONG STREET

It was PROPOSED by Cllr Pike and SECONDED by Cllr A Hall and AGREED (7 in favour and 1 abstention) that:

Sherborne Town Council has no objection to the change of use in principle, but is concerned with regard to the following:

- **Traffic and Road safety in respect of potential problems with parking and deliveries.**
- **Air extraction and associated units.**
- **Means of storage, disposal and collection of waste.**
- **Potential noise and disturbance to neighbouring properties.**

5.5 WD/D/16/000578 (Full)

Erection of a 70 Bedroom Care Home with associated parking and landscaping
LAND AT BRADFORD ROAD, SHERBORNE GIRLS, BRADFORD ROAD

It was PROPOSED by Cllr Hogben and SECONDED by Cllr Carey and AGREED (5 in favour, 2 abstentions and 1 against) that:

Sherborne Town Council has no objection in principle, but has serious reservations about possible over-development of the site with a 15% increase in the footprint of the proposed building over that in the previous application. Consequently there is potential for parking problems and highway issues.

5.6 WD/D/16/000593 (Reserved Matters)

Approval of reserved matters appearance, landscaping, layout and scale for outline permission WD/D/14/002286 – residential development of up to 35 dwellings together with associated landscaping, open spaces, SUDS attenuation feature & noise attenuation bunds
LAND NORTH OF, BRADFORD ROAD

It was PROPOSED by Cllr Hogben and SECONDED by Cllr Pentolfe and AGREED unanimously that:

The Town Council has no objection.

5.7 WD/D/16/000633 (LBC)

Replace existing cracked cement render on gable end with hydraulic lime render and lime wash paint
SALCOMBE HOUSE, LONG STREET, SHERBORNE, DT9 3BU

It was PROPOSED by Cllr Greene and SECONDED by Cllr A Hall and AGREED unanimously that:

The Town Council has no objection subject to the approval of the West Dorset District Council Listed Buildings Officer.

5.8 WD/D/16/000660 (Full)

Erection of detached timber framed 2 storey garage/annex
VICTORIA COTTAGE, 296 YEOVIL ROAD

It was PROPOSED by Cllr Pike and SECONDED by Cllr Birley and AGREED unanimously that:

The Town Council object to this application on the grounds that it is sited at the entrance to the town and if approved, may set a precedent for similar development in that area and especially within the cottage gardens. The building proposed is not in keeping with those in the surrounding area.

5.9 WD/D/16/000740 (Full)

Single storey extension to form an enlarged kitchen area with adjacent utility room/WC
2 SOUTH STREET

It was PROPOSED by Cllr M Hall and SECONDED by Cllr Pentolfe and AGREED unanimously that:

The Town Council has no objection.

5.10 WD/D/16/000741 (Full)

First floor extension.
42 CLANFIELD

It was PROPOSED by Cllr A Hall and SECONDED by Cllr Carey and AGREED unanimously that:

The Town Council has no objection.

6. GENERAL PERMITTED DEVELOPMENT

Notification of the following amended plan was received for information only, requiring no further consideration:-

6.1 WD/D/16/000706

49 SOUTH AVENUE

Erect single storey rear extension to extend 3.3 metres beyond the rear wall of property, maximum height of 3.3 metres; height to eaves of 2.4 metres.

7. AMENDED PLAN

Notification of the following amended plan was received for information only, requiring no further consideration:-

7.1 WD/D/15/001449

Demolition of existing buildings, conversion and alterations of a building into 1 No. dwelling and the erection of 1 No. dwelling and associated works. 83 Acreman Street.

The meeting closed at 8.20 pm.

Chairman