

**SHERBORNE TOWN COUNCIL**

**PLANS COMMITTEE**

**1 April 2019**

At a meeting of the PLANS COMMITTEE held at the Council Chamber, The Manor House, Sherborne on Monday 1 April 2019 at 7.00 pm.

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

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

**1. APOLOGIES FOR ABSENCE**

Apologies were received from Cllrs A Cook, A Hall and J Warburton

**2. DECLARATIONS OF INTEREST AND DISPENSATION REQUESTS**

2.1 Cllr Carey declared an interest in Item 5.3 as a close neighbour of the applicant.

**3. MINUTES**

It was PROPOSED by Cllr Pike and SECONDED by Cllr Birley and AGREED (5 in favour and 2 non-votes) that:

**The Minutes of the Plans Committee meeting held on 4 March 2019 were taken as read.**

**4. DECISIONS**

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

**5. APPLICATIONS**

**5.1 WD/D/19/000206**

Replacement of 3 Sash Windows  
FLAT 7, NORTHGATE HOUSE, NORTH ROAD

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

**The Town Council has no objection and considered the proposed windows to be an improvement on the existing.**

**5.2 WD/D/19/000285**

Erect two storey and single storey rear extensions.  
16 WYDFORD CLOSE

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

**The Town Council has no objection and considered this application to have addressed the problems with WD/D/18/2092 and be more in keeping with policies ENV12 and ENV16 of the West Dorset, Weymouth & Portland Local Plan 2015.**

**5.3 WD/D/19/000442**  
Erect single storey rear extension  
PEMBROKE, PRIESTLANDS

It was PROPOSED by Cllr Andrews and SECONDED by Cllr Pentolfe and AGREED (6 in favour and 1 non vote) that:

**The Town Council has no objection and considered the proposed extension to be complimentary to the dwelling.**

**5.4 WD/D/19/000521**  
Alterations of shop and store at ground floor level including shop front and the subdivision of maisonette into two flats over first, second and third floors.  
27 CHEAP STREET

It was PROPOSED by Cllr Pike and SECONDED by Cllr Andrews that Standing Orders be suspended to allow Mr Gerrard Matthews to speak in support of the application. Mr Matthews explained that although No 27 Cheap Street is not a listed building, it's close historical attachment to No 25, which is listed, made it necessary to obtain Listed Building Consent. Mr Matthews outlined the reasons for the change to the shopfront involving the removal of the art deco entrance and reinstating the original style of door and window, in keeping with the neighbouring property at No 25. This would also make it more fit for purpose, enabling increased security and better use of the space above.

Cllr Greene asked why double glazing was not being used on all windows. Mr Matthews explained that it was not policy to use double glazing on commercial windows, but it will be used on all residential windows. It was then PROPOSED by Cllr Carey and SECONDED by Cllr Andrews and AGREED unanimously to reinstate Standing Orders.

It was PROPOSED by Cllr Andrews and SECONDED by Cllr Carey and AGREED (5 in favour, 1 against and 1 abstention) that:

**The Town Council has no objection subject to the approval of the Conservation Officer.**

**5.5 WD/D/19/000555**  
Change of use of building from bank (A2 use) to restaurant/café (A3 use) & 2no. residential flats (C3 use)  
87-89 CHEAP STREET

**5.6 WD/D/19/000556**  
Internal & external alterations to accommodate the change of use of building from bank (A2 use) to restaurant/cafe (A3 use) & 2no. residential flats (C3 use)  
87-89 CHEAP STREET

It was PROPOSED by Cllr Andrews and SECONDED by Cllr Greene and AGREED (6 in favour and 1 abstention) that:

**The Town Council has no objection and considers the change of use to be of benefit to the Town utilizing a presently empty and unused building. It also welcomes the provision of further residential space within the town center.**

**5.7 WD/D/19/000604**

Erection of a first floor extension, installation of flue & extension of dropped kerbs to frontage.

52 CLANFIELD

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

**The Town Council has no objection as there is a precedent for this type of extension within Clanfield, so therefore the property will be in keeping with those surrounding it.**

The meeting closed at 7.45 p.m.

.....

Chairman