



Minutes of a meeting of the Planning and Transport Committee held on 17 February 2021 via Zoom at 7.00pm.

Committee Members Present: Councillors K Green (Chairman), R Schofield (Vice Chairman) D Budd, B Dean, Z Gover, M Humphries

Officers present: T Bailey, Committee Clerk

437. Apologies for absence

Apologies were received from Councillor Doreen Cleaton.

Resolved that the apology be accepted.

438. Declarations of interest

Councillor Budd made the Committee aware that he would not be commenting on Planning Application 6/2020/0491 in light of the application being that of his next-door neighbour and not wishing to appear biased in anyway.

439. Public participation time

There were no members of the public present.

440. Confirmation of the minutes of the previous meeting

The minutes of the previous meeting of the Planning and Transport Committee held on 9 December 2020 were presented by the Chairman.

Resolved that the minutes be taken as read, confirmed and signed by the Chairman.

441. Matters arising from the minutes of the previous Planning and Transport meeting held on 9 December 2020.

A Councillor enquired as to whether there had been a response to the resolution in Minute 349. The Committee Clerk confirmed that no response had been received.

442. Planning Applications

The following planning applications were received from Dorset Council, in its capacity as the local Planning Authority, for Wareham Town Council to consider.

Dorset Council - Delegated Planning Applications

Application No: 6/2020/0486
Applicant Name: Mr & Mrs G Harris

Location: 35 Sherford Close, Wareham, BH20 4JL
Development: Sever land and erect a semi-detached dwelling with associated parking

NO OBJECTION

Application No: 6/2020/0491
Applicant Name: Mr & Mrs A Hooker
Location: 27 Bestwall Road, Wareham, BH20 4HY
Development: Erect single storey rear extension

NO OBJECTION

Application No: 6/2020/0523
Applicant Name: Ed & Kate Babington
Location: 3 North Bestwall Road, Wareham, BH20 4HX
Development: Erect two storey front extension, single storey side and rear extensions. Demolish existing outbuilding and replace with timber shed

OBJECTION: The 2-storey front extension in very close proximity to the highway would be overbearing and fail to respect the scale, form and mass of the adjoining dwellings and the local visual character of the area contrary to National Planning Policy Framework Chapter 12 Achieving well-designed places paragraphs 127 and 130; Purbeck Local Plan Part 1 Policy D – Design and Purbeck District Design Guide paragraphs 12, 20, 39 and 103.

Application No: 6/2020/0541
Applicant Name: Miss Irene Paterson Hesford
Location: 25 West Walls, Wareham, BH20 4QH
Development: Replace existing rear ground floor window with French doors

NO OBJECTION

Application No: 6/2020/0545
Applicant Name: Polar Glaze Ltd
Location: 1 & 2 Daler Court, East Street, Wareham, BH20 4JW
Development: Install replacement windows and doors

NO OBJECTION

Application No: 6/2020/0553
Applicant Name: Mr David Robinson
Location: 18 Sandford Road, Wareham, BH20 4DH
Development: Erect single-storey rear extension and convert loft to habitable accommodation with flush fitting rooflights and a balcony rooflight

NO OBJECTION

Application No: 6/2020/0567
Applicant Name: Ms Rose Purkiss
Location: 18 Bestwall Road, Wareham, BH20 4HZ
Development: Construct 3 dormers to enlarge accommodation in existing loft conversion

NO OBJECTION

Application No: 6/2020/0586/587 (Full Planning & Listed Building Consent)
Applicant Name: Mr P Wood & Ms J Marquet
Location: Harrys Bar, 20 South Street, Wareham, BH20 4LT
Development: Change of use from Cafe/Bar (use Class E) to Dwellinghouse (use Class C3). Convert rear store to car port.

OBJECTION: This café bar is situated within the commercial core of the town as defined by existing and emerging planning policy. The Town Council is not satisfied that a change of use to residential without the applicant pursuing alternative Use Class E uses complies with the emerging Purbeck Local Plan 2018 – 2034 Policy EE 3 Vibrant town and local centres, namely:

“Existing provision

Development leading to the loss of uses within Class E uses will only be permitted if

f. it can be proven that the provision is surplus to requirements;

g. the change of use would not harm the vitality and viability of the town centre;”

Application No: 6/2020/0651
Applicant Name: Mr Davidson
Location: 21 Tinkers Lane, Wareham, BH20 4QR
Development: Replace existing extensions. Reroof whole roof with new tiles.
Case Officer: Alexandra Dones

NO OBJECTION

443. Suspected Breach of Planning Control at Swineham Farmhouse

It was noted that Dorset Council had contacted the Council with regards to a suspected breach of planning control at Swineham Farmhouse. The matter was being investigated by an allocated Planning Enforcement Officer. An update would possibly be available by mid-April 2021.

444. Traffic Regulation Order (TRO) at Hibbs Close

Further to concerns by a member of the Town Council, the proposed TRO at Hibbs Close was discussed. Having looked at the evidence, the Committee were unanimous that the resolution made in February 2019 should stand.

Resolved to notify Dorset Council that the Town Council still supported the TRO of no waiting at any time on Hibbs Close.

445. Any other items the Chairman deems urgent

The Chairman had no urgent items.

446. Date of next meeting

To note the date of the next meeting, which is scheduled for **10 March 2021** at **7.00pm**.

Chairman.....

Date.....