

CORFE MULLEN TOWN COUNCIL
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**Minutes of the Meeting of Planning Committee held
on Tuesday 26 January 2021 at 19:00 via Zoom**

Present: **Councillors**
A Holland (Chair)
M Barron
D Everett
T Howard
D Mattocks
D Sowry-House
J Stennett

In Attendance: Nicola Gray (Town Clerk)
Catherine Horsley (Deputy Clerk) (minute taker)

Public Participation

There were 15 members of the public present.

Cllr A Holland welcomed everyone to the meeting and asked if any members of the public present wished to raise any issues pertaining to the agenda, advising that the Dorset Local Plan would be discussed at the following full Council meeting.

Mr Kapoor noted his objection to planning application no: 3/20/1613/FUL, presenting some slides showing the location and images of the proposed development, which he felt was not sympathetic to the character of Croft Close. Mr Kapoor annotated his objections in respect of the impact to his and neighbouring properties due to layout, site coverage, scale, bulk, height, visual impact, loss of parking provision, residential amenity, loss of light and relationship to nearby properties by shoehorning a four-bedroom property onto the site.

Cllr A Holland thanked Mr Kapoor for his presentation noting it was the fourth planning application in respect of the proposed development, which was not materially different and had not taken into consideration previous comments and objections by the Planning Inspectorate and Planning Officer.

Cllr A Holland then opened the meeting.

PC 20/59 To Receive and Accept apologies for absence (LGA 1972 s85 (1))

There were no apologies for absence received. Cllr B Honeyman was not present at the meeting due to technical difficulties.

PC 20/60 To Record any declarations of interest Members to declare any interests, including Disclosable Pecuniary Interests they may have in agenda items that accord with the requirements of the Town Council's Code of Conduct and to consider any prior requests from members for Dispensations that accord with Localism Act 2011 s33(b-e) (NB this does not preclude any later declarations)

There were no declarations of interest.

PC 20/61 To Approve minutes of meeting held on 12 January 2021 LGA 1972, sch 12, para 41 **A**

The minutes of the meeting held on 12 January 2021 were APPROVED.

PC 20/62 To Note Planning Decisions Report **B**

The report was NOTED.

PC 20/63 To Consider the following applications received from Dorset Council:

3/20/1613/FUL Applicant: Mr P W James Agent:	To sever plot, erect one detached dwelling. Alterations to the existing dwelling including extension to the roof. 15 Croft Close
https://eastplanning.dorsetcouncil.gov.uk/plandisp.aspx?recno=117307&cuuid=A7FD014-DC54-4BD0-9FB3-516323C2CF07	

Members discussed the application, noting it was a cramped development on a site not large enough to accommodate two properties, would overlook neighbouring properties and would have insufficient parking. It was noted this would be a breach of National Planning Policy Framework guidelines. It was further noted there were Weymouth pines on the site which should be protected. Members agreed with Mr Kapoor's objections and agreed to strongly object to the planning application.

It was **RESOLVED** to strongly object to the planning application on the following basis:

- This was overdevelopment which was out of scale and character with neighbouring properties.
- Croft Close is characterised by well-spaced properties in generous plots in keeping with the adjacent Special Character Area in Central Avenue.
- The revised application was not substantially different from previous applications and the site would be cramped in relation to neighbouring properties.
- The proximity of the proposed development would have an overbearing effect which would result in a detrimental impact to the amenity currently enjoyed by neighbouring property at 17 Croft Close.
- A repetitive application which had ignored previous comments and objections.
- The proposed development would result in loss of Weymouth pines on the site.
- All comments and objections previously submitted by the Town Council remained.

3/20/2043/HOU Applicant: Mr & Mrs Sugg Agent: J C Architectural Design, Wimborne	Single storey rear extension, associated landscaping, and internal alterations. 1 Terrence Road
https://eastplanning.dorsetcouncil.gov.uk/plandisp.aspx?recno=117737&cuuid=59221BFB-7986-4577-9A3C-16C965D389B8	

It was **RESOLVED** there were no objections or issues to note.

3/20/2025/HOU Applicant: Mr & Mr Irons Agent:	Demolish conservatory, construct single storey extension to rear and first floor extension over garage/utility.
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85 Stour View Gardens
https://eastplanning.dorsetcouncil.gov.uk/plandisp.aspx?recno=117719&cuuid=321CE9D1-6D34-4106-BD52-D6D713BC209C

It was **RESOLVED** there were no objections or issues to note.

PC 20/64 Matters for forthcoming agendas No decisions can be taken ¹

No matters for forthcoming agendas were noted.

PC 20/65 To Agree a date and time for the next meeting - the date and time of the next meeting will be on Tuesday 9 February 2021 at 19:00 via Zoom.

Signed as a correct record of the meeting..... *Anne Holland* Date... *5/3/21*

¹ Councils cannot lawfully decide items of business which are not specified in the summons/agenda (LGA1972 sch 12, paras 10(2)(b) and Longfield Parish Council v Wright (1918) 88 LJ Ch 119)

