

PLANS CONSULTATIVE COMMITTEE22<sup>nd</sup> April 2020

*This meeting was a video conference call, there were no members of the public present although residents were able to ask questions concerning the plans to be discussed prior to and following the meeting via email or by writing*

PRESENT: Cllrs. M.Hudson (Chairman)  
 A.Biggs  
 Mrs L Clark  
 Ms.J.Russell  
 P Smith  
 M Thorpe

Apologies: Cllr Mrs P Morrow, Cllr P Mann & Cllr Mrs S Rose

In attendance: Mrs V. Bright Town Clerk, Mrs J. Sebire Asst. Town Clerk

312/19 Co-option of Members

Cllr M Parker & Cllr Mrs S Grove were co-opted onto the Plans Consultative Committee for the duration of the meeting.

313/19 Declarations of Interest.

None

314/19 Planning Applications. Consideration was given to applications submitted and recommendations/comments made as follows:

- |         |   |   |
|---------|---|---|
| 19/1767 | Demolish existing dwellings and erect a food store with associated access, parking and landscaping<br>76-78 Ringwood Road<br>Verwood                | <i>Objection. Contrary to Policy HE2, relationship to nearby properties including minimise general disturbance to amenity, architectural style, scale unsuitable for location, visual impact detrimental to street scene, concerns regarding heavy traffic.<br/>We support the representation made by East Dorset Environment Partnership. We would be unlikely to object to this application in an alternative location such as sited on an industrial estate.</i> |
| 19/1994 | To change the use of a parcel of agricultural land to domestic garden for the occupiers of Karamoor<br>Karamoor, Verwood Road<br>Three Legged Cross | <i>Green belt policy applies.<br/>If minded to grant the application, we would like a clause to ensure no further development on the site.<br/>We support the representations made by the East Dorset Environment Partnership and Dorset Wildlife Trust.</i>  |

- |         |   |   |
|---------|---|---|
| 19/2271 | Demolish the existing buildings and erect a dementia care home with new vehicular access and parking provision (revised scheme from previously refused applications) (Amended plans submitted 28.02.2020)<br>5-7A Edmondsham Road<br>Verwood  | <i>Objection still stands – Contrary to Policy HE2, Layout &amp; site coverage, architectural style, scale, bulk, height, materials, landscaping, visual impact, relationship to nearby properties including minimising general disturbance to amenity &amp; relationship to Mature trees. Concerns regarding traffic volume towards pedestrian safety. We also support previous representations and the new updated representation made by the East Dorset Environment Partnership.</i>  |
| 19/2364 | Two storey rear extension with rooflights, single storey rear extension with balcony above<br>Appletree Cottage<br>Lower Common Lane<br>Three Legged Cross  | <i>No objection .<br/>Concerns regarding light pollution. If minded to approve the application, we would like a condition inserted that blinds are used on the rooflights after dark.</i>   |
| 19/2490 | Single storey front and rear extensions with roof lights to the rear flat roof.<br>Convert loft into habitable accommodation with Dormers to side (south) elevation and new window to the front elevation<br>16 Brook Drive, Verwood  | <i>No objection</i>   |
| 19/2512 | Reserved Matters Application (Phase 2) pursuant to Outline Application 3/16/1291/OUT for 187 dwellings (inc. affordable housing) for all matters except access and discharge of outline planning conditions 18, 19, 20, 22, 23, 25, 26, 27 and 28.<br>Land South of Edmonsham Road<br>Verwood | <i>No objection<br/>Major concerns regarding the traffic management plan not being adhered to on the first phase of the development. The access and movement plan on page 15 of the Design &amp; Access Statement does not show a pedestrian route from the SE corner of the site on to Eastworth Road. This should be available in addition to those shown to encourage walking to local amenities and services. Concerns regarding the speed limit on Edmondsham Road, this should be reduced from the west of the bridge where the road crosses the disused railway to Verwood.<br/>The Town Council strongly supports the new updated representations from the East Dorset Environment Partnership in response to this application.</i> |

- |         |   |                     |
|---------|---|---------------------|
| 20/0109 | Single storey side extension<br>7 Verne Road<br>Verwood   | <i>No objection</i> |
| 20/0169 | Demolish existing<br>outbuildings and erect a<br>timber pre-fabricated single<br>storey annexe for ancillary<br>use to the main dwelling<br>23 St Stephen's Lane<br>Verwood | <i>No objection</i> |
| 20/0271 | Change use from B1 office<br>use back to A1 retail use<br>3 Ringwood Road<br>Verwood  | <i>No objection</i> |

There being no further business the meeting closed at 8.05 p.m.

.....Chairman