

**BOURNEMOUTH, CHRISTCHURCH AND POOLE COUNCIL**  
**EASTERN BCP PLANNING COMMITTEE**

Minutes of the Meeting held on 01 August 2024 at 10.00 am

Present:-

Cllr P Hilliard – Chair

Cllr M Le Poidevin – Vice-Chair

Present: Cllr S Armstrong (In place of Cllr J Salmon), Cllr D A Flagg,  
Cllr M Gillett, Cllr G Martin, Cllr Dr F Rice, Cllr M Tarling and  
Cllr L Williams

21. Apologies

Apologies were received from Cllr J Clements and Cllr J Salmon.

22. Substitute Members

Notice was received that Cllr S Armstrong was substituting for Cllr J Salmon for this meeting.

23. Declarations of Interests

There were no declarations of interest.

24. Confirmation of Minutes

The minutes of the meeting held on 8 July 2024 were confirmed as an accurate record for the Chair to sign.

25. Public Issues

The Chair advised that there were a number of requests to speak on the planning applications as detailed below.

26. Schedule of Planning Applications

The Committee considered planning application reports, copies of which had been circulated and which appear as Appendices A – C to these minutes in the Minute Book. A Committee Addendum Sheet was published on 31 July 2024 and appears as Appendix D to these minutes.

27. Royal Arcade, Christchurch Road, Bournemouth, BH1 4BT

Boscombe West Ward

7-2023-16746-AX

Change of use of the upper floors to mixed office and business startup space; a mix of retail and other commercial uses at ground floor including the creation of a food hall area with pop up eateries; loss of 4 retail units to provide lift access to upper floors and ground floor toilets; partial loss of 2 retail units to provide bin stores; replacement of external ground floor doors and windows to alley; installation of cycle parking and roof mounted photovoltaics – Regulation 3

Public Representations

Objectors

- ❖ Philip Stanley Watts

Applicant/Supporters

- ❖ None registered

Ward Councillors

- ❖ Cllr P Canavan, objecting

**Resolved to GRANT permission in accordance with the recommendation set out in the officer's report, subject to power being delegated to the Head of Planning (Operations) to determine the final wording of an additional condition suggested by officers to require the commencement of works within a period of three years from the date of permission.**

Voting: For – 8, Against – 0, Abstain – 1

28. Royal Arcade, Christchurch Road, Bournemouth, BH1 4BT

Boscombe West Ward

7-2023-16746-AY

Listed Building Consent for internal and external alterations, refurbishment and repairs including: loss of 4 retail units to provide lift access to upper floors and ground floor toilets; partial loss of 2 retail units to provide bin stores; changes to internal layout; replacement/repair of external ground floor doors and windows to alley; provision of cycle parking to alley; installation of roof mounted photovoltaics and Heating, Ventilation and Air Conditioning system; provision of secondary glazing; repair and redecoration of external walls; structural works and roof repairs – Regulation 3

Public Representations

Objectors

- ❖ None registered

Applicant/Supporters

- ❖ Philip Stanley Watts, in support

Ward Councillors

- ❖ Cllr P Canavan, with a concern about the proposed type of lifts

**Resolved to GRANT permission in accordance with the recommendation set out in the officer's report, subject to power being delegated to the Head of Planning (Operations) to determine the final wording of two additional conditions suggested by the officer to deal with the contract for works and the phasing of works to be agreed by the Local Planning Authority and to determine the final wording of an additional condition suggested by officers to require the commencement of works within a period of three years from the date of permission.**

Voting: For – 9, Against – 0, Abstain – 0

29. Cabbage Patch Car Park, 22 St Stephen's Road, Bournemouth, BH2 6JU

Bournemouth Central Ward

7-2024-7755-D

Minor Material Amendment to vary condition no. 2 of application 7-2021-7755-C for erection of an electricity sub station (Original description - Minor material amendment to vary condition no. 1 of application no. 7-2019-7755-B to vary the plans. Erection of a 5 storey block of 11 flats with parking, bin and cycle storage)- Regulation 3

Public Representations

No speakers registered

**Resolved to GRANT permission in accordance with the recommendation set out in the officer's report, subject to power being delegated to the Head of Planning (Operations) to revise and amend the identified conditions as suggested by officers to reflect the fact that this is a retrospective application and the site is part occupied.**

Voting: For – 9, Against – 0, Abstain – 0

The meeting ended at 11.50 am

CHAIR