

BOURNEMOUTH, CHRISTCHURCH AND POOLE COUNCIL
EASTERN BCP PLANNING COMMITTEE

Minutes of the Meeting held on 05 June 2025 at 10.00 am

Present:-

Cllr P Hilliard – Chair

Cllr M Le Poidevin – Vice-Chair

Present: Cllr D A Flagg, Cllr M Gillett, Cllr G Martin, Cllr Dr F Rice,
Cllr J Salmon, Cllr T Slade and Cllr L Williams

Also in attendance: Cllr B Nanovo, Cllr M Phipps (virtual)

12. Apologies

Apologies were received from Cllr J Clements.

13. Substitute Members

There were no substitute members.

14. Declarations of Interests

There were no declarations of interest.

15. Confirmation of Minutes

The minutes of the meeting held on 8 May 2025 were confirmed as an accurate record for the Chair to sign.

16. Public Issues

There were a number of requests to speak on planning applications on the agenda as detailed below.

17. Schedule of Planning Applications

The Committee considered planning application reports, copies of which had been circulated and which appear as Appendices A to B of these minutes in the Minute Book. A Committee Addendum Sheet was published on 4 June 2025 and appears as Appendix C to these minutes.

18. 25 River Way, Christchurch, BH23 2QQ

Commons Ward

8/25/0017/COU

Retrospective planning application for a change in use from a C3 residential garage to a mixed-use space. The proposed use includes a pole/aerial fitness exercise studio, as well as personal use by the applicants for activities ancillary to the residential use.

Public Representations

Objectors

- ❖ Rita Rayner

Applicant/Supporters

- ❖ Mrs Saunders

Ward Councillors

- ❖ Cllr Margaret Phipps, 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), in consultation with the Chair and Vice Chair to agree the final wording of two additional conditions requested by the Committee as follows:

- **Use of structure to be limited to Planning Use Class E (d) – Indoor sport, recreation or fitness**
- **Should the business use cease to operate the use of the structure will revert back to a purpose incidental to the enjoyment of the dwellinghouse**

Voting: For – 7, Against – 0, Abstain – 2

19. Southbourne Crossroads Car Park, Southbourne Overcliff Drive, Bournemouth BH6 3NH

East Southbourne and Tuckton Ward

7-2025-28119-C

Minor material amendment application to vary condition no .2 for internal and external alterations to Blocks A-D, erection of a new cycle store for Block A and re wording of conditions 4,5,7,8 and 9 (Application ref. 7-2021-28119, original description - Erection of 4 blocks (total of 27 flats) with bin and cycle stores and formation of vehicular access and associated undercroft car parking).

Public Representations

Objectors

- ❖ None registered

Applicant/Supporters

- ❖ Chris Miell, on behalf of the applicant

Ward Councillors

❖ Cllr Bernadette Nanovo

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 agree the final wording of an additional condition requested by the Committee as follows:

- **Scheme for maintenance/retention of Living Wall on site frontage and Brown Roof Block A for the lifespan of the development to be submitted to and approved by the Local Planning Authority**

Voting: Unanimous

The meeting ended at 11.40 am

CHAIR