

BOURNEMOUTH, CHRISTCHURCH AND POOLE COUNCIL
PLANNING COMMITTEE

Minutes of the Meeting held on 02 July 2020 at 1.00 pm

Present:-

Cllr S Bull – Chairman

Cllr S McCormack – Vice-Chairman

Present: Cllr S Bartlett, Cllr S Baron, Cllr M Davies, Cllr B Dunlop,
Cllr P R A Hall, Cllr P Hilliard, Cllr T Johnson, Cllr R Lawton,
Cllr M Le Poidevin, Cllr T O'Neill, Cllr A M Stribley, Cllr T Trent and
Cllr B Dion.

177. Apologies

Apologies were received from Cllrs B Dunlop and D Kelsey.

178. Substitute Members

Notification was received from the nominated representative of the relevant Political Group Leader that Cllr B Dion would substitute for Cllr D Kelsey for this meeting of the Committee.

179. Declarations of Interests

Member of the Committee made the following declarations on planning applications being considered at the meeting:

Agenda items 6a – 6e:

Cllr A Stribley, for transparency, informed the Committee that she had received documentation from members of the public relating to the items being considered. The Chair confirmed that this was the case for all members of the Committee.

Agenda item 6d - Pinebeach Nursing Home, 53 Southcliffe Road, Friars Cliff, Christchurch, Dorset, BH23 4EW:

Cllr P Hilliard declared, for transparency, that he had spoken against a previous application on this site however he had not discussed the current application with anyone and was of an open mind when considering the item.

180. Confirmation of Minutes

The minutes of the meeting held on 11 June 2020 were confirmed and signed as an accurate record.

181. Public Issues

There were several public statements received relating to the applications considered by the Planning Committee. As per the Protocol for Public Statements, the Democratic Officer read out the written statements before the Chairman invited those Ward Councillors who had requested to speak, to address the Committee.

182. Schedule of Planning Applications

The Committee considered planning application reports, copies of which had been circulated and which appear as Appendices A – E to these minutes in the Minute Book. Further to this the Committee received an update sheet in relation to the applications, a copy of which had been circulated and appears as Appendix F to these minutes in the Minute Book. The Committee considered the planning applications as set out in Minutes 183 – 188 below.

183. The White House, 34 Buccleuch Road, Poole

(Canford Cliffs)

APP/20/00052/F

Demolish existing dwelling and erect a single block of 10 flats with basement parking.

As per the Protocol for Public Speaking, written statements from the following people were received and read out by the Democratic Services Officer:

Ø IN OBJECTION -
Fiona King
Mr and Mrs George Muir

Ø IN SUPPORT -
Joan Noble
Carol Evans

Ø WARD COUNCILLORS –
Cllr M Haines gave a statement as the Ward Councillor who called in the item.

RESOLVED that the application be granted Planning Permission in line with the recommendation as set out in the report.

Voting:

For – 13 Against – 1 Abstain – 0

184. 26 Milton Road, Bournemouth, BH8 8LP

(Queen's Park– Pre May 2019)

7-2018-6309-K

Removal of conditions 2, 3, 4 & 5 of application 7-2017-6309-J in relation to hard and soft landscaping, landscape maintenance plan and management plan.

As per the Protocol for Public Speaking, written statements from the following people were received and read out by the Democratic Services Officer:

Ø IN OBJECTION -

Mr Guy Tanfield & Mr Peter McNutt
Mr George Sharp

Ø IN SUPPORT -

None.

Ø WARD COUNCILLOR –

None.

RESOLVED that the application be granted Planning Permission in line with the recommendation as set out in the report with the amendment to Condition 3, for detail to be submitted to the Planning Officer for approval, relating to the siting, adequacy and appropriateness of the binstore.

Voting:

For – 13 Against – 0 Abstain – 0

185. Poole Pottery Ltd, The Quay, Poole, BH15 1RF

(Poole Town)

APP/19/01351/P

Variation of conditions 2, 18 & 23 of permission APP/18/00792/P as described in that description of development to replace three of the duplex apartments with a residents gym, relocate the three apartments within the roof space including a continuous link between the gabled sections and a flat roofed extension to the rear and reducing the FFL of the main ground floor commercial unit.

As per the Protocol for Public Speaking, written statements from the following people were received and read out by the Democratic Services Officer:

Ø IN OBJECTION -
None.

Ø IN SUPPORT -
Steve Tapscott.

Ø WARD COUNCILLOR –
A written statement from Cllr M Howell was read out by the Democratic Officer.

During the debate an alternative Motion to refuse Planning Permission was LOST.

RESOLVED that the application be granted whilst delegating final determination to the Head of Planning with a view to securing the necessary s106 agreement (reflecting the s106 of the existing planning consent)– in order to secure affordable housing contributions and all necessary mitigation measures, and for relevant amendments to be made to conditions to reflect the changes as set out in the new application; including the gym use being explicitly for residents.

Voting:

For – 10 Against – 3 Abstain – 0

186. Pinebeach Nursing Home, 53 Southcliffe Road, Friars Cliff, Christchurch, Dorset, BH23 4EW

(Penn Hill)

APP/20/00178/F

Retrospective erection of rear and side extension including terrace on the rear extension.

As per the Protocol for Public Speaking, written statements from the following people were received and read out by the Democratic Services Officer:

Ø IN OBJECTION -
Pam Bradley.

Ø IN SUPPORT -
None.

Ø WARD COUNCILLOR –

Cllr L Dedman gave a verbal statement as Ward Councillor.

RESOLVED that the application be refused Planning Permission as per the Officer's recommendation in the report.

Voting:

For – 12 Against – 1 Abstain – 0

187. 15 Vale Road, Poole, BH14 9AT

(Penn Hill)

APP/20/00178/F

Retrospective erection of rear and side extension including terrace on the rear extension.

As per the Protocol for Public Speaking, written statements from the following people were received and read out by the Democratic Services Officer:

Ø IN OBJECTION -
Jo Tasker
Edward Gerry

Ø IN SUPPORT -
Jonathan Blackmore.

Ø WARD COUNCILLOR –
None.

RESOLVED that the application be refused Planning Permission. The reason being that the use of the proposed first-floor terrace would give rise to overlooking and loss of privacy in the rear gardens of numbers 13 and 17 Vale Road, which would be materially harmful to the amenities of their occupiers. The proposed screening to the terrace would in addition be overbearing and give rise to a material loss of light and outlook to the occupiers of 13 Vale Road, most particularly in respect of the kitchen window in the side (west) elevation of 13 Vale Road. The proposals would therefore be contrary to the provisions of Policy PP27 of the Poole Local Plan (November 2018).

Voting:

For – 13 Against – 0 Abstain – 0

The meeting ended at 5.00 pm

CHAIRMAN