

BOURNEMOUTH, CHRISTCHURCH AND POOLE COUNCIL
PLANNING COMMITTEE

Minutes of the Meeting held on 15 December 2022 at 10.00 am

Present:-

Cllr D Kelsey – Chairman

Cllr T Johnson – Vice-Chairman

Present: Cllr S Baron, Cllr D Borthwick, Cllr S Bull, Cllr M Davies,
Cllr P R A Hall, Cllr P Hilliard, Cllr R Lawton, Cllr M Le Poidevin,
Cllr S McCormack, Cllr T O'Neill, Cllr Dr F Rice and Cllr T Trent

93. Apologies

Apologies were received from Cllr G Farquhar.

94. Substitute Members

There were none.

95. Declarations of Interests

The following declarations were made in respect of the planning application for Land south of Jesmond Avenue:

- Cllr P Hall reported that he would leave the meeting for this application. He did not speak or vote on the item.
- During the debate Cllr S Baron reported for transparency that he had worked as a tree and landscape officer at the then Christchurch Council some twenty years ago. He spoke and voted on the item.

96. Confirmation of Minutes

RESOLVED that the minutes of the meeting held on 17 November 2022 be confirmed as a true and accurate record for signing by the Chairman.

97. Public Issues

There were a number of requests to speak on planning applications as detailed under individual items below.

98. Schedule of Planning Applications

The Committee considered planning application reports, copies of which had been circulated and which appear as Appendices A to E to these minutes in the Minute Book. There was an addendum sheet published on 14 December 2022 which appears as Appendix F to these minutes. The Committee considered the planning applications as set out below:

99. Land South of Jesmond Avenue, Highcliffe, Christchurch BH23 5AY

Highcliffe and Walkford Ward

8/22/0306/FUL

Erection of 16 residential dwellings, creation of new vehicular access, upgrade existing path, provision of landscaped communal open space and associated infrastructure.

Public Representations:

Objectors

- ❖ Adam Sofianos, Highcliffe and Walkford Parish Councillor
- ❖ Richard Dickinson

Applicant/Supporters

- ❖ Jacqueline Mulliner, Terence O'Rourke Ltd, on behalf of the applicant

Ward/other councillors

- ❖ Cllr A Martin, ward member for Highcliffe and Walkford, speaking in objection
- ❖ Cllr L Dedman, other BCP councillor, speaking in objection

RESOLVED that planning permission be REFUSED in accordance with the recommendation set out in the Officer's report and the addendum.

Voting: For – 13, Against – 0, Abstain – 0

Note: Cllr P Hall did not take part in this item.

100. Broadstone Middle School, Dunyeats Road, Broadstone BH18 8AE

Broadstone Ward

APP/22/01277/F

Variation of Conditions 3 and 8 of Planning Permission APP/22/00343/F as described in that description of development to remove 3x silver birch trees (T2 and T3g) to facilitate works with replanting to enhance amenity space to the north of the building.

Public Representations:

There were none.

RESOLVED that planning permission be GRANTED in accordance with the recommendation set out in the Officer's report, subject to

Condition 9 being amended at the Committee's request to specify Oak as the species of the three trees to be planted.

Voting: For – 14, Against – 0, Abstain – 0

101. The Beach House Cafe, Mudeford Sandbank, Bournemouth BH6 4EN

East Southbourne and Tuckton Ward

7-2022-11229-P

Erection of a single storey building for use as a cafe, involving demolition of existing open-air café

Public Representations:

Objectors

- ❖ John Dobson

Applicant/Supporters

- ❖ Giles Moir, Chapman Lily, on behalf of the applicant
- ❖ Rich Slater, the applicant

Ward councillors

- ❖ Cllr E Coope, speaking in support.

RESOLVED that planning permission be GRANTED in accordance with the recommendation set out in the Officer's report, as amended by the Addendum, subject to Condition 14 being amended at the Committee's request to state the retractable roof canopy to be closed no later 22:30, Sunday to Thursday.

Voting: For – 13, Against – 1, Abstain – 0

Following this item there was an adjournment between 11.50am and 12.00pm during which time Cllr D Borthwick left the meeting.

102. The Beach House Cafe, Mudeford Sandbank, Bournemouth BH6 4EN

East Southbourne and Tuckton Ward

7-2022-11229-N

Use of land for the temporary siting of 4 storage containers in connection with the existing use of the site for the sale and consumption of food & refreshments - Existing unauthorised

Public Representations:

Objectors/comments

- ❖ Steve Barratt, Mudeford Sandbank Beach Hut Association (not objecting to the application but making comment)

Applicant/Supporters

- ❖ Giles Moir, Chapman Lily, on behalf of the applicant
- ❖ Rich Slater, the applicant

Ward councillors

- ❖ None present

RESOLVED that planning permission be GRANTED in accordance with the recommendation set out in the Officer's report as amended by the Addendum.

Voting: For – 13, Against – 0, Abstain – 0

Note: The Committee noted that there was a typographical anomaly in the numbering of conditions which would require correction.

103. Branksome Chine Cafe, Pinecliff Road, Poole, BH13 6LP

Canford Cliffs Ward

APP/22/00159/F

Internal and external alterations and extensions to the existing cafe/restaurant premise

Public Representations:

Objectors

- ❖ Mary Davidson, planning consultant representing residents in Lakeside Road and Westminster Road.

Applicant/Supporters

- ❖ Chris Meill, Pure Town Planning, on behalf of the applicant
- ❖ Graham Hollinshead, Rockwater, the applicant

Ward councillors

- ❖ Cllr May Haines, speaking in objection

RESOLVED that planning permission be granted in accordance with the recommendation set out in the Officer's report, as updated by the Planning Officer at the meeting to correct the drawing title for Drawing No 9 to read 'Proposed Elevations'.

Voting: For – 9, Against – 3, Abstain – 0

Note: Cllr S McCormack left the meeting during this item and was not present for the vote.

104. Officers in Planning Services

The Chairman reported that Mr Nick Perrins, Head of Planning, was leaving BCP Council to take up a new position in Oxfordshire. On behalf of himself and the Committee the Chairman thanked Mr Perrins for his support and wished him all the best for the future.

The Interim Director of Planning introduced Mr Edward Oteng, newly appointed interim Development Management Manager and operational lead officer for the Planning Committee. The Chairman extended a warm welcome to Mr Oteng.

The meeting ended at 1.16 pm

CHAIRMAN