

Charmouth Parish Council

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MINUTES OF THE PLANNING COMMITTEE MEETING HELD AT 6.00PM ON TUESDAY 18th SEPTEMBER 2018 AT THE ELMS

In attendance: Cllrs Gerry Bearpark, Graham Bender, David Clifford (Chair), Judith Sheppard, Kay Solomon (ex officio Peter Noel, Paul Oatway (Vice Chair)), the Clerk, Lisa Tuck and a member of the public.

P15.1 PUBLIC QUESTIONS, COMMENTS OR REPRESENTATIONS

The member of the public present had submitted three questions prior to the Committee meeting, relating to his recent planning application and the Council's comments on it, which he explained.

P15.2 APOLOGIES FOR ABSENCE

Apologies for absence were received and accepted from Judy Fellingham (holiday).

P15.3 DISPENSATIONS

There were none received.

P15.4 DECLARATIONS OF INTEREST

Gerry Bearpark declared an interest in item 6(d) on the Agenda as he is a close neighbour of the property.

P15.5 MINUTES

RESOLVED that the minutes of the meeting of the Planning Committee held on the 10th July 2018, circulated to members, were a correct record and were signed by the Chairman.

P15.6 APPLICATIONS

- (a) Application No. WD/D/18/000098 Amended Plans
23 Wesley Close
Erection of single storey rear extension and enlargement of front porch
Extension of time for comments requested but Approval of Planning Permission now received.
- (b) Application No. WD/D/18/001685
Westways, Lower Sea Lane
Erection of single-storey extension to side of existing garage, single storey storage area along length of south elevation, conversion to garage to living room and enlarge kitchen and verandah to rear elevation of house – **No objections. It is considered a modest development on a large plot.**
- (c) Application No. WD/D/18/001716
Seascape, Higher Sea Lane
Erection of rear conservatory – **No objections. It is considered that the development improves the exterior of the building.**

- (d) Application No. WD/D/18/001826
8 Nutcombe Close
Erection of single storey extension – **No objections. The plot is considered large enough for the proposed development.**

P15.7 APPROVAL/REFUSAL/WITHDRAWAL OF PLANNING PERMISSION/TREE APPLICATIONS:

- (a) Application No. WD/D/18/001275
Orchard End, Lower Sea Lane
Erection of replacement garden room and garage - **Approved.**
- (b) Application No. WD/D/18/000187
Foxley Dene, Old Lyme Road
Erection of single storey side extension to north elevation, carport to south elevation and pergola to east elevation; other alterations to building including new gable end roof to west elevation, new windows and new materials (amendments to approved plans for Application No: WD/D/17/000635) – **Approved.**
- (c) Application No. WD/D/18/000534
Little Hedges, Higher Sea Lane
Erection of rear and side extensions – **Approved.**
- (d) Application No. WD/D/18/001232
Cliffend, Higher Sea Lane
Replacement of dormers, porch and roof covering – **Approved.**
- (e) Application No. WD/D/18/001429
Courtfield, The Street
Works to trees in a Conservation Area – **Approved (Paul Oatway declared an interest in this application).**
- (f) Application No. WD/D/18/000098 Amended Plans
23 Wesley Close
Erection of single storey rear extension, enlargement of front porch and insertion of two rear dormer windows – **Approved.**
- (g) Application No. WD/D/18/001073
Heron Cottage, The Street
Erect single storey rear extension (Retrospective) – **Approved.**

P15.8 CORRESPONDENCE

- (a) Correspondence from Mr J Beck: 1. Flood Zone Map, 2. Questions for Committee:
1. The property Lower Reaches does not appear in a flood plain risk zone. The Environment Agency Flood Risk Maps for Planning have been submitted to the Parish Council before the cut off date for consultation, and to date no correction has been submitted? Is the Parish Council objection going to be amended to reflect the mis-information sent to WDDC?
 2. The Tree Protection Orders for Charmouth have not been checked for content and accuracy. The current system falls far short of the current standards expected with regard to protecting the tree scape of the village. Why didn't your Tree officer contact me to discuss how the plans would affect the garden of Lower Reaches?

3. The Management Realignment Zone review document for Charmouth was sent to the Parish Council which sets out a future planning requirement for the whole sea and river area of the village. This document potentially represents the single most damaging threat to the village ever! Why is there no active response back from Charmouth Parish Council challenging the document with regard to accuracy and content?

David Clifford confirmed that responses to the questions would be sent following approval by Full Council at the next meeting.

- (b) Receipt of final report for the review of Section 29 of the Managing Coastal Change: Coastal Risk Planning Guidance (CPRG) document 2013 received from WDDC and circulated to the Committee. David Clifford confirmed that this would be looked at in due course.
- (c) Re Application No WD/D/18/001519, 13 Downside Close – Request for confirmation of compliance with condition 5 of planning approval WD/D/17/001837 – **Noted.**
- (d) Details of consultation events on the Preferred Options for the review of the adopted Local Plan have been received. These have been circulated and displayed – **Noted.**

P15.9 NEIGHBOURHOOD PLAN STEERING GROUP

- (a) It was reported that the NHP SG had applied for, and received a grant from Groundwork UK of £4460. The full break down of this expenditure has been received from the NHP SG to enable payment as invoices are received (attached) and the amount has been transferred to the NHP Earmarked Reserve.

The meeting closed at 6.30pm.

Proposal:

P15.5(a) Response to Questions