

At a Meeting of the **HIGHWAYS PLANS & THE ENVIRONMENT COMMITTEE** of COLEHILL PARISH COUNCIL held via Zoom on **12<sup>th</sup> January 2021**, at **7:15pm**.

**PRESENT**

Cllr KD Johnson, Chair

Cllr Leslie Gibson, Vice-Chair

Cllrs Nigel Bridle, Clare Davison, Michael Gibbs, Charlotte Greening, Emma Urquhart, Roger Warner, **Andy Gale (Rota Member)**.

**APOLOGIES**

No apologies

**IN ATTENDANCE**

Mrs Z Caddy– Clerk.

1 Member of the public

**644.21 DECLARATIONS OF INTEREST**

There were no declarations of interest.

**645.21 MINUTES**

The Minutes of the Meeting held on 1st December 2020, having been circulated, were taken as read, confirmed and signed.

**646.21 MATTERS ARISING ON THE MINUTES**

No matters arising.

**647.21 PLANNING APPLICATIONS**

The following applications were submitted and comments were recorded as follows:

PA NO	DEVELOPMENT PROPOSED
3/20/2123/FUL	<p><a href="#">30 Hayes Lane</a></p> <p>Demolish existing building and garage and erect 3 no. 3 bedroom chalet bungalows with parking. - Revised Scheme</p> <p>OBJECTION – The addition of two marked parking spaces to the north of the site are at the expense of a small garden border and only narrows the access drive from the plan of 11th August.</p> <p>It does not make up for the fact that this plot is too small to accommodate 3 x 3 bedroom houses, even at the tiny proportions of these three minuscule dwellings. It has to be considered that these are designed and will (in all probability) be marketed as family homes - but there is inadequate space to bring up a family in these tiny, cramped houses. This is over-development of this small plot, originally for a single bungalow and which</p>

	<p>could, at best, accommodate 2 dwellings with any associated reasonable amenity space.</p> <p>We also wish to support the neighbours and their concerns in connection with the overlooking.</p>
<b>3/20/1928/HOU</b>	<p><a href="#">16 Park Homer Drive</a> Rear and side single storey infill extension</p> <p>No comment</p>
<b>3/20/2103/CONDR</b>	<p><a href="#">5 Middlehill Road</a> Minor material amendment to vary Condition 2 of approved application 3/19/1131/HOU (Two storey side extension and extend loft to create habitable living accommodation) to extend entry/cloak room to accommodate wc and shower room to the rear of the property, internal changes and changes in fenestration to reduce size of openings.</p> <p>No Objection</p>
<b>3/20/1972/CONDR</b>	<p><a href="#">Wimborne Town Football Club</a> Vary Condition 35 of Planning approval 3/15/0839/FUL (Construction of New Football Pitches with Clubhouse, Stands, Changing Facilities and Parking; 81 Dwellings; Allotments and Teenage Activity Space with Associated Open Space, Landscaping and Highways and Change of Use of Agricultural Land to SANG Land South of Parmiter Drive Wimborne Dorset) to extend opening hours of sports facility and extend use of sports pitches.</p> <p>No comment</p>
<b>3/20/1754/HOU</b>	<p><a href="#">77 Pilford Heath Road</a> Remove existing single storey garage and replace with oak-framed single storey garage with pitched roof</p> <p>No objection</p>
<b>3/20/1793/HOU</b>	<p><a href="#">2A Heron Drive</a> Increase size of front facing dormer, add new rear facing dormer to create upstairs bathroom</p> <p>No objection to the front facing dormer and PROVIDED that there is obscured glass to the rear dormer to obviate the overlooking issue in connection with number 42 Sandy Lane then we have no objection to the rear dormer</p>
<b>3/20/1743/FUL</b>	<p><a href="#">Flat 2 Onslow House, Giddylake</a> Replacement of an existing broken down summer house with a Tuin Westport Log Cabin of footprint 6m by 4m.</p>

	No objection PROVIDED that this is not used as a habitable space and is not subject to any overnight accommodation.
<b>3/20/1998/HOU</b>	<a href="#">9 Oliver's Way</a> Single storey side extension  No objection
<b>3/20/1982/HOU</b>	<a href="#">157 Middlehill Road</a> Form a new first floor dormer window to the side elevation  No objection
<b>3/20/1802/HOU</b>	<a href="#">60 Lonnen Road</a> Demolition of existing timber chalet workshop and concrete garage and erection of a replacement timber garage workshop.  Concerned that no site notice seems to have been displayed but on the face of it we have no objection.

**648.21 PLANNING DECISIONS**

(a) The following applications have been GRANTED by DC:

<b>PA No</b>	<b>Development Proposed</b>
3/20/1471/HOU	2 Fernway Close, Stapehill Colehill, Dorset, BH21 2ST Demolish conservatory and erect single storey rear extension. Extend boundary fence.
3/20/1571/NMA	11 Brackenhill Road, Colehill, Dorset, BH21 2LT Non material amendment to 19/2361 (Rear extension, raise roof with front dormer window creating additional accommodation & various rooflights) to add additional obscure glazed windows in the ground floor WC and ensuite
3/20/1167/HOU	21A Brackenhill Road, Colehill, Dorset, BH21 2LT Convert part of garage into living accommodation by raising the flat roof and redeveloping existing rear extension. Add porch to front elevation.
3/20/1066/HOU	Wingreen, Greenhill Close, Colehill, Dorset, BH21 2RH Demolish rear and side extensions. Erect new side extension, dormer roof and reposition existing porch.
3/20/1068/HOU	Wingreen, Greenhill Close, Colehill, Dorset, BH21 2RH Replace existing single storey garage with enlarged garage with first floor accommodation
3/19/0862/FUL	Hayeswood County First School, Cutlers Place, Colehill, Dorset, BH21 2HN Change of use of redundant family centre (D1) into children's residential care facility and office space (mixed C3/D1).

3/20/1382/FUL	Boundary House, Boundary Drive, Colehill, Dorset BH21 2RE Demolish existing dwelling and erect two detached dwelling houses
3/20/1611/HOU	26 Olivers Way, Colehill, Dorset, BH21 2LH Replacement of the garden fence across the property's rear boundary with a fence over 2 metres tall.
3/20/0716/CONDR	29 Hayes Lane, Canford Bottom, Colehill, Dorset BH21 2JA Minor material amendment to vary condition 2 of approved applications 3/16/2352/HOU and 3/17/1512/NMA (Roof conversion, extensions and renovations to existing bungalow) to extend ground floor front/side extension and alterations to the front and rear fenestration and material finishes)
3/20/1588/HOU	58 Canford Bottom, Colehill, Dorset, BH21 2HF Orangery extension and conversion of garage into games room
3/20/1467/HOU	58 Highland Road, Colehill, Dorset BH21 2QN Single storey rear extension, demolish existing conservatory and internal alterations. Erect replacement garage. As amended by plans rec'd 7/12/20 to reduce height of garage.
3/18/3305/FUL*	Land South of Leigh Road Wimborne Dorset BH21 2DA A hybrid application comprising: 1) An outline application for the erection of 174 dwellings, with all matters reserved save for means of access. 2) A full planning application for the erection of a community sports facility comprising club house, playing pitches, parking and landscaping together with the change of use of the land to leisure.
3/20/1102/HOU	17 Wimborne Road West, Colehill, Dorset, BH21 2DG Two storey rear extension and roof alterations including roof lights in association with new first floor

(b) The following applications have been REFUSED by DC:

PA No	Development Proposed
3/20/1447/HOU	Brookside, Colehill Lane, Colehill, Dorset BH21 7AP Single storey rear Oak framed extension
3/20/1603/HOU*	7 Dogdean, Colehill, Dorset, BH21 4HA Erect a two storey rear extension and a first floor side extension

A Certificate of Lawful Planning has been issued under application reference 3/20/1017/CLP at 134 Cutlers Place, Colehill, Dorset, BH21 2HZ for a garage conversion which has been classified as lawful.

## 648.21 TREE MATTERS

### PERMISSIONS FOR TREE WORK

(a) DC has granted permission for tree surgery work as follows:

Order	Details
3/20/1895/TTPO	Grant consent to reduce lateral limbs growing towards property (Broadash) by 1.5 metres and 1m reduction away

	from overhead cables of an Oak at Broadash, Kyrchill Way, Colehill, Dorset, BH21 2RU
3/20/1821/TTPO	1 Meverley Gardens, Colehill, Dorset BH21 1HJ – thin an Oak by 10%

3/20/1894/TTPO 17 Highland Road, Colehill, Dorset. BH21 2QL. Fell a Eucalyptus was found not to require consent.

No objections were raised in connection with an application at Deans Grove Cottage, Deans Grove, Colehill, Dorset. BH21 7AE to fell an Ash under application number 3/20/1983/TCA

**650.21 LEIGH COMMON - Section 16 Deregistration and Exchange**

Members noted the information contained in the Section 16 Deregistration and Exchange information issued by Dorset Council. This is attached at Appendix 1.

**651.21 WOODLAND INSURANCE**

Following the acquisition of Churchmoor Copse, the Clerk has enquired about adding this area of Woodland onto the current woodland insurance. The documentation/proposal form was complicated. It was RESOLVED to form a working party to investigate the proposed fire insurance with delegated authority to the Clerk to decide whether to take fire insurance out. Members of this group would be Cllr Johnson, Bridle, Davison and the Clerk. The Local Government Act (1972) s101 permits a Council to delegate decision-making and discharge of statutory powers/functions (including “power to spend”) to the following

- i. A Committee, (who may further delegate to a sub-committee) but not a Working Party)
- ii. A Council Officer (Clerk, RFO)
- iii. Another Local Authority

**652.21 OLIVER’S PARK MAINTENANCE**

Following the acquisition of Oliver’s Park field, members discussed what service level of grass cutting and maintenance will be required for the next financial year. It was RESOLVED to ask the Oliver’s Park refurbishment working party to formulate the maintenance service level agreement and bring it back to be discussed again.

**653.21 BENCHES**

Members NOTED there were no faults to report.

**654.21 WAR MEMORIAL/BUS SHELTERS**

Members NOTED there were no faults to report.

**655.21 OLIVER’S PARK/ST MICHAEL’S DIRT**

Members NOTED there were no faults to report.

**656.21 SID**

Members NOTED that the SID was now located at Middlehill Road and Cllr Johnson reported on the latest SID data.

**657.21 GRIT BINS**

Members NOTED there were no faults to report.

**658.21 HIGHWAY MATTERS FOR REPORT**

- (a) Cllr Johnson has reported to Nick Lenthall that a bollard needs attention in the chicane.
- (b) Cllr Johnson reported a few rights of way issues lately on the Dorset Council website and they've all been dealt with.
- (c) Cllr Johnson – involved in correspondence with residents in Greenhill about impracticalities of installing a SID there.

**659.21 ITEMS FOR DISCUSSION AND FUTURE AGENDA**

- (a) Next full Council – lack of Police presence
- (b) Permanent Christmas tree

The Meeting ended at 9 pm.

CHAIR