



MINUTES
of the
Planning Advisory Committee
held on Monday 27th January 2019 at 7pm
at the Civic Centre, Sambourne Road, Warminster, BA12 8LB

Membership:

Cllr Brett, Vice Chair (East)	*	Cllr Jeffries, Chairman (Copheap)	*
Cllr Doyle (East)	*	Cllr Nicklin (West)	*
Cllr Fraser (West)	*	Cllr Spender (Broadway)	*
Cllr Fryer (Broadway)	*		

Key: * Present A Apologies AB Absent

In attendance:

Officers: Judith Halls (Office Manager), Sally Ward (Warminster Town Council Officer)
Public and press: Cllr Pip Ridout, 4 members of public, 1 Press

PC/19/063 Apologies for Absence

None.

PC/19/064 Declarations of Interest

Cllr Denis Brett declared a non-pecuniary interest in planning application No.19/11246/FUL St Johns Church. He would remain in the room for discussion and vote.

Cllr Chris Spender declared a personal interest in planning application No. 19/12156/FUL Furnax Lane, business units. He would remain in the room for discussion and vote.

Cllr Tony Nicklin declared an interest in planning application No.19/11524/DP3 Furnax Lane, Council Depot as he was a local resident. He would remain in the room for discussion and vote.

PC/19/065 Minutes

PC/19/065.1 The minutes of the meeting held on Monday 11th November 2019 were approved as a true record and signed by the chairman.

PC/19/065.2 None.

PC/19/066 Chairman's Announcements

None.

Signed.....Date.....

Standing Orders were suspended at 7.02pm to allow for public participation

PC/19/067 Public Participation

Cllr Ridout advised the members that she was attending the meeting tonight as a Unitary Cllr as she was aware that there were several applications on the agenda that might have a need to be called in.

Jackie Caldwell spoke in objection to application No.'s 19/11987/FUL & 20/00212/LBC, her notes are attached to the minutes.

Kay Whatley-Gibbs spoke in objection to application No.19/12156/FUL, her notes are attached to the minutes.

Len Turner agreed with the all the comments regarding Wren House application. He also spoke in objection to application No.19/12156/FUL saying that this area used to be a dump and no proper survey had been undertaken for many years regarding the structure of the soil. The site drains into the River Weir and provision should be made to carry away the surface water. However, Warminster would welcome more jobs in the area.

Standing Orders were reinstated at 7.17pm

PC/19/068 Reports from Unitary Authority Members

None.

PC/19/069 Planning Applications

19/11524/DP3 Redevelopment of the existing highway depot. Proposed 4000T salt store, 8no. vehicle bays and welfare facilities and external storage areas. Wiltshire Council Depot, Furnax Lane, Warminster, BA12 8PE

Cllr Fryer proposed objection to the application due to the construction being beyond The building line, loss of trees and habitat, possible contamination and not within the new Climate Change Policies, seconded Cllr Fraser, voting unanimous in favour for refusal.

Cllr Ridout advised that she notify Cllr Davis to call in the application at Strategic Planning

19/11637/OUT Outline application with all matters reserved for erection of a dwelling (renewal of 16/10155/OUT). Land Adjacent 4, Chapel Street, Warminster, BA12 8BY

It was resolved that there was no objection to the application.

19/11762/FUL Proposed rear dormer to serve attic conversion with associated works to roof & chimney, 2 new rooflights to front elevation. 79 West Street, Warminster, BA12 8JZ

It was resolved that there was no objection to the application.

19/09359/FUL Construction of 3 bedroom 1.5 storey house, parking and amenity space. Land to the rear of the parking area for Barclay Court, Woodcock Road , Warminster, Wiltshire

It was resolved that there was no objection to the application.

Signed.....Date.....

19/11987/FUL & 20/00212/LBC

Proposed 10 bedroom rear extension and conservatory. Wren House, 32 Vicarage Street, Warminster, BA12 8JF

Members had a lengthy debate regarding this application, they had taken into account the concerns raised by the public regarding the site and felt that there were serious safety issues to be addressed with traffic.

Cllr Spender proposed refusal due to the traffic impact on highway safety and overdevelopment of the site, seconded Cllr Doyle, voting in favour for refusal 6, against Nil, abstention 1. Motion for refusal carried.

Members requested for Cllr Ridout to call in this application.

19/11246/FUL Flue pipe & anti climb guard. 95 St Johns Church, Warminster, Wilts, BA12 9SY

It was resolved that there was no objection to the application.

19/12036/FUL Extension to front elevation and replacement of dilapidated fence with brick wall. 24 North Row, Warminster, BA12 9AD

It was resolved that there was no objection to the application.

19/10792/OUT Outline application for 1 dwelling. 40 Chapel Street, Warminster, Wilts, BA12 8BZ

Cllr Nicklin proposed acceptance of the plans, seconded Cllr Brett, voting in favour 6, against Nil, abstention 1. Motion carried.

19/12156/FUL The construction of 25 no. Small business units, within 2 no. Blocks and an extension to an exist. Building. Proposed use classes for units: b1 (25%), b2 (25%), b8 (50%). Proposals include: landscaping, forecourts, parking, access road improvements, a new garage, a sub-station and container relocation. Unit 1, Norbeck Enterprise Centre, Furnax Lane, Warminster, Wiltshire, BA12 8FT

Cllr Nicklin proposed that Warminster Town Council had no objection to the development providing the Wiltshire Council planning officers have completed all the correct surveys on the area including historical use of land, contamination of the water and flooding issues, seconded Cllr Brett, voting in favour 6, against Nil, abstention 1. Motion carried.

Members requested for Cllr Ridout to call in this application. Len Turner was asked to be the spokesperson for Warminster Town Council on this application in line with the comments from the Committee.

PC/19/070 Tree applications

20/00067/TPO T2 & T3 - Ash trees – fell, T4 - English Oak tree - deadwood; reshape & rebalance crown. Area of land north of Swaledale Road, Warminster, BA12 8FH

Members were concerned that some of the trees had already been felled. Cllr Nicklin proposed that it was requested that the trees are replaced with mature trees seconded Cllr Doyle, voting in favour 6, against Nil, abstention 1. Motion carried.

Signed.....Date.....

20/00025/TCA

T1 Norway Maple - Overall prune of 2-3m on laterals and height, removing any deadwood. Also reduce the lower limb over the neighbour's by up to 4m. 52 Boreham Road, Warminster, BA12 9JL

Noted

PC/19/071 Communications

None.

Meeting closed at 7.55pm

Signed.....Date.....