

Minutes

Meeting of : City Area Planning Committee
Meeting held in : Alamein Suite, City Hall, Salisbury
Date : 2 March 2006
Commencing at : 6.00 pm

Present:

District Councillors:

Councillor Ms S C Mallory (*Chair*)
Councillor J M Collier (*Vice-Chair*)
Councillors K A Cardy, Mrs E A Chettleburgh, P M Clegg, D A Culver, B E Dalton, S R Fear,
S J Howarth, J R L Nettle, M J Osment, P V H Paisey, P W L Sample, I R Tomes, Miss M A
Tomlinson and J M Walsh and Mrs S A Warrander

Apologies: Councillor Mrs P Brown and Mrs I M Evans and C R Vincent

359. Election of Vice-Chairman:

Resolved - that Councillor J M Collier be elected Vice-Chairman for the remainder of the municipal year.

360. Public Questions/Statement Time:

There were none.

361. Councillor Questions/Statement Time:

There were none.

362. Chairman's Announcements:

There were none.

363. Minutes:

Agreed: that subject to the following amendment, the minutes of the last meeting held on 2 February 2006 (previously circulated) be approved as a correct record and signed by the Chairman.



Awarded in:
Housing Services
Waste and Recycling Services



Minute 355, Application S/2005/2571 - Redevelopment of the College Campus - the inclusion of an extra condition that "no demolition traffic may access the site from Marina Road".

364. Declarations of Interest:

Councillor Fear declared a personal and prejudicial interest in minute 363 (application S/2571) and left the meeting during consideration thereof.

365. S/2005/2241: Change of use from Agricultural land to domestic use (inclusion as part of 'Dairy Cottage') Retrospective at Land rear of Dairy Cottage, Stratford Road, Stratford-sub-Castle, Salisbury SP1 3LH For A E Chubb Ltd:

A letter was circulated at the meeting advising that the application had been withdrawn by the applicant.

366. S/2005/2591: Internal amendments to form one dwelling from two flats (amendments to planning permission S/2004/2064) at 20 North Street, Salisbury SP2 7SG for Bayview Developments Ltd:

Mr Park agent, spoke in support of the above application. Following this statement and further to a site visit earlier that afternoon the Committee considered the report of the Head of Development Services (previously circulated).

Agreed that subject to all persons concerned entering into an Agreement under Section 106 of the Town and Country Planning Act in relation to Policy R2 of the Salisbury District Local Plan to ensure an additional contribution.

The receipt of suitable amended plans which delete the blocked doorway feature (local ward members to be informed of details of the amendment before approval is issued)

An amendment to the parking permit informative so that it reads "in future occupiers **will** be refused parking permits" (subject to this change being permissible and within the Committee's powers)

Then the decision on above application be delegated to the Head of Development Services for approval, subject to the following conditions:

- (1) The development hereby permitted shall be begun before the expiration of three years from the date of this permission. (A07B)

Reason 1. To comply with the provisions of Section 91 of the Town and Country Planning Act 1990. AS amended by section 51 (1) of the Planning and Compulsory Purchase Act 2004 (0004 AMENDED).

- (2) Samples of the materials to be used in the construction of the external surfaces of the building hereby permitted shall be as previously approved in writing by the Local Planning Authority, unless otherwise agreed in writing by the Local Planning Authority. Development shall be carried out in accordance with the approved details.

Reason 2. To secure a harmonious form of development.

- (3) Within one month of the date of the issue of this planning permission, large scale (1:10) details of the new windows, window cills, doors, porch canopies, dormers and access gates shall be submitted to and approved in writing by the Local Planning Authority; the development shall be carried out in accordance with the approved details. (D07A)

Reason 3. To secure a harmonious form of development.

- (4) Within one month of the date of the issue of this planning permission, full details of both hard and soft landscape works, including boundary treatments, shall be submitted to and approved in writing by the Local Planning Authority and these works shall be carried out as approved.

Reason 4. In the interests of visual amenity

- (5) No dwellings shall be occupied until car and cycle parking spaces have been laid out within the site in accordance with the submitted plans; such spaces should be kept available for use at all times.

Reason 5. In the interests of highway safety.

- (6) Notwithstanding the provisions of Classes A-E of Schedule 2 Part 1 of the Town and Country Planning (General Permitted Development) Order 1995, (or any Order revoking and re-enacting that Order with or without modification), there shall be no extensions to the dwellings, or the erection of any structures and enclosures.

Reason 6. In the interests of amenity.

- (7) There shall be no windows inserted in the east elevation of the end of the terrace or the south elevation of the dwellings adjacent to the southern boundary (adjacent the public house and no 24/22 East Street).

Reason 7. To ensure adequate privacy for the occupants of neighbouring premises.

INFORMATIVES

1. The developer should note that Salisbury District Council has adopted a strategy relating to the issuing of new parking permits within the city centre parking zones. This strategy affects future occupants of your development, in that future occupiers **will** be refused parking permits. We would be grateful if this information could be conveyed to future purchasers and occupiers of the dwellings.
2. Please note that Wessex Water has highlighted that some of its apparatus may cross the site and needs to be protected during development.
3. This decision has been in accordance with the following policies of the Adopted Salisbury District Local Plan:

Policy - Purpose

R2	- Recreational Open Space
D2	- Infill Development
G2	- Residential Amenities
G1	- General Development & Sustainable Development
CN8	- Protection of Conservation Areas.

367. Possible Trial Meeting Venue:

The Committee considered the request set out at agenda item 9.

Agreed: that whilst recognising that the Arts Centre will not often be available on Thursdays, the Committee hold its meeting scheduled for 27 April 2006, in the Main Area of the Arts Centre primarily for the purpose of trialling it as a possible future venue for Full Council meetings.

*The meeting closed at 6.40 pm
Members of the public: 3*