

Minutes

Meeting of : Northern Area Committee
Meeting held in : Antrobus House, Amesbury
Date : Thursday 07 September 2006
Commencing at : 4.30 pm

Present:

Councillor M A Hewitt – Chairman
Councillor C G Mills– Vice-Chairman

Councillors J A Brady, D W Brown, A G Peach, J R G Spencer, J Rodell, F Westmoreland, T Woodbridge and K C Wren.

Apologies: Councillors M Baker, Mrs J M Greville, J C Noeken and I C West.

Parish Councillors: Mr Deacons (Durrington), Mr C Stoddard (Cholderton Parish Meeting)

Mr Edwards, Tenants' Panel

Officers

Mr A Madge (Development Services), Ms B Jones (Development Services), Mr T Wippell (Development Services), Mr S Verrion (Development Services), Mrs G Newell (Legal and Property Services) and Ms S Draper (Democratic Services).

602. Public Questions/Statement Time:

There were none.

603. Councillor Questions/Statement Time:

Councillor Brown, in his capacity as Portfolio Holder for Environment and Transport, gave the following statement to the Committee:

“Following on from David Growcott’s presentation to the Northern Area Committee on 10th August, initial work has shown clearly that a total review of the old schedules for street cleansing is needed, not just in the Northern Area but across the whole of the District.

The first step in this review will be to engage with all 77 Parish and Town Councils and consult with them in respect of their aspirations and, in particular, to draw on their local knowledge of just what is required and where. Clearly, this is going to be a time consuming task and not one that can have any “quick fix” applied to it.

We need to be able to identify and prioritise areas within each Parish that suffer most from litter and detritus, and I believe that by applying a fairly radical rethink to the schedules system as a whole, we will be able to provide a much better, more targeted and efficient service across the District.

I have directed the Street Care Officer to use Northern Area as a pilot for the initial consultation process (to ensure that we get it right from the outset) and to roll it out across the remainder of the District once any rough edges in the process have been smoothed out.

A priority need to address the district-wide enforcement regime (associated with the Clean Environment Act) is going to take precedence over the next few weeks. However, we hope to have the first set of consultation papers (together with detailed street/area maps showing what is currently being done) out to Parish Clerks well before Christmas. They will be asked to return them (with comments on what they consider needs changing, deleting or inserting into their local schedule) by the end of January 2007.

Our aim in this is clear: to take full advantage of the local knowledge possessed by each Parish Council about their locality and its needs in respect of street cleansing. It will take time and effort on both sides if we are to get it right, and I would urge members of the Committee to pass the word on to their respective Parish Councils over the coming weeks so that they are aware of what is being prepared.”

604. Minutes:

Agreed: That the minutes of the last ordinary meeting held on 10th August 2006 be approved as a correct record and signed by the Chairman.

605. Declarations of Interest:

Councillor Spencer declared a personal and prejudicial interest in planning application S/2006/1417 and withdrew from the room during consideration thereof.

606. Chairman’s Announcements:

The Chairman informed members of the Committee that they had all received a statement relating to the public inquiry for the new visitor centre at Stonehenge which would begin on 5th December 2006 and was estimated to last for two to three weeks. The members felt that this was a waste of tax payers money and a waste of time for all concerned with the application. The members stated that they had raised concerns eighteen months ago and if a public inquiry was necessary it should have been initiated at that stage.

The Chairman also drew members’ attention to an e-mail from the Area Manager at Devizes Library in response to the Committee’s concern about the location of the stop of the mobile library in Figheldean. The Area Manager informed that Committee that the stop at the school on the proposed route was requested by the school so that the children and their parents could make use of it and he would be in contact with the school to confirm that this was the wish.

607. SWAG Applications Tranche 2 2006/7

Mr C Stoddard, on behalf of Cholderton Parish Meeting, informed the Committee that whilst the Village Hall Committee had not raised any money for the particular project listed on the agenda, they had spent over £20,000 repairing the hall from the damage caused by flooding and this project was the final part of the refurbishment.

Further to the receipt of this statement the Committee considered the previously circulated recommendations of the SWAG Review Panel.

Resolved – That the grants be awarded as follows:

1. **South Newton & Stoford Parish Council** - awarded £500 for the construction and erection of 2 x notice boards. That the applicant be advised that the Committee considered that the wooden style notice boards would need a maintenance plan, as wood is liable to rot, and recommended that maintenance free notice boards, such as aluminium boards, would be a better option in the future.
2. **Cholderton Village Hall Committee** – awarded £2,000 for lined fireproof curtains, tracking and accessories. The Committee recommended that the applicant opt for steel curtain rails rather than plastic to ensure a longer life span and that when the applicant provides a copy of the invoices after the work has been completed inline with standard monitoring conditions, that any unspent balance be returned to the Council.

608. Tree Preservation Order 369, Manor Cottage, Cholderton

Mr D Prince, on behalf of the applicant, spoke in support of the officer's recommendation.

Mr C Stoddard, on behalf of Cholderton Parish Meeting, informed the Committee that the Parish Meeting did not object to the officer's recommendation but had concerns about the protection of the remaining three trees.

Further to the receipt of these statements, the Committee considered the previously circulated report of the Arboricultural Officer.

Resolved –

- 1) That Tree Preservation order 369 not be confirmed, with the effect that the Ash and the Sycamore tree will not be protected.
- 2) That a new Tree Preservation Order be instigated to cover the three mature trees on the site (2 Ash and 1 Horse Chestnut – close to boundary between Manor Cottage and the Crown Inn).

609. Tree Preservation Order 380, 44 Stonehenge Road, Durrington

The Committee considered the previously circulated report of the Arboricultural Officer.

Resolved - That tree Preservation Order 380 be confirmed without modification.

610. S/2006/1417 - Change of use of Our Lady of Heaven Church from D1 to mixed use, with B1 on ground floor and residential use (C3) on first and second floors and the erection of a further 2 semi detached dwellings and associated works at Our Lady of Heaven Church, Philip Road, Durrington, Salisbury, SP4 8DT for Turley Associates

Mr Deacons, on behalf of Durrington Parish Council, informed the Committee that the Parish Council had concerns about the above application.

The Committee considered the previously circulated report of the Head of Development Services together with the schedule of late correspondence circulated at the meeting.

Resolved - That the above application be deferred to allow time for:

- 1) The applicant to give further investigation to the issues of car parking within the development and the road surface on the surrounding roads.
- 2) A site visit for the Committee.

611. S/2006/1201 - Erection of a fishing hut (retrospective) at Great Durnford Manor, Great Durnford. Salisbury, SP4 6BA for ITL Associates

Further to a site visit held earlier that day, the Committee considered the previously circulated report of the Head of Development Services together with the schedule of late correspondence circulated at the meeting.

Resolved – That due to a lack of information on the application from English Nature, that the Committee does not determine the application and instead that the officers be delegated to determine the application once this information is available.

612. S/2006/1465 - Three new dwellings at 51 & 53 Antrobus Road, Amesbury, Salisbury, SP4 7ND for R Rigiani - Egg Design Group

The Committee considered the previously circulated report of the Head of Development Services together with the schedule of late correspondence circulated at the meeting.

Resolved –

1. That subject to the applicant paying a recreation contribution in line with policy R2 of the adopted local plan, then the above application be approved for the following reason:

(1) The proposal by reason of its design size and appearance is considered to be an acceptable development making good use of a large Brownfield site within Amesbury town as such the proposal complies with policies G2 and D2 of the adopted local plan.

And 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.

Reason: to comply with the provisions of Section 91 of the Town and Country Planning Act 1990. As amended (0004)

2. Before development is commenced, a schedule of external facing materials shall be submitted, and, where so required by the Local Planning Authority, sample panels of the external finishes shall be constructed on the site and approved in writing by the Local Planning Authority. Development shall be carried out in accordance with the approved details. (D05A)

Reason: To secure a harmonious form of development.

3. Prior to any development commencing, a scheme for the management of the construction of the proposal, including times of operations, and details of how adjacent amenities and the adjacent highway are to be protected, shall be submitted to and agreed in writing by the Local Planning Authority, and the scheme shall be developed as agreed.

Reason: In the interest of amenity

4. The area allocated for parking on the submitted plan shall be kept clear of obstruction and shall not be used other than for the parking of vehicles in connection with the development hereby approved.

Reason: In the interests of highway safety.

5. Provision shall be made within the site for the disposal of surface water so as to prevent its discharge onto the highway, details of which shall have been submitted to and approved in writing by the Local Planning Authority.

Reason: In the interests of highway safety

6. Before development commences a scheme of water efficiency measures for the proposed development shall be submitted to and approved by the Local Planning Authority. The development shall be carried out in accordance with the agreed scheme.

Reason: In order to achieve the sustainable use of water resources

7. Prior to the commencement of development on site details of covered cycle parking provision shall be submitted to and agreed in writing by the local planning authority. Such cycle parking as agreed shall be constructed and installed prior to the occupation of any of the residential units.

Reason: In order that sufficient cycle parking provision is made on site.

8. Prior to the commencement of works at the site details of any proposed boundary treatments shall be submitted to and approved in writing by the local planning authority.

Reason: In the interests of amenity of neighbouring occupiers.

9. Notwithstanding the provisions of Classes A-E inclusive of Schedule 2 (Part 1) to 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 alterations nor extensions to the dwellings nor the erection of any structures within the curtilage unless otherwise agreed in writing by the Local Planning Authority upon submission of a planning application in that behalf.

Reason: To enable the Local Planning Authority to retain control over the development in the interests of amenity.

10. Notwithstanding the provisions of the Town and Country Planning (General Permitted

Development) Order 1995, (or any Order revoking and re-enacting that Order with or without modification), no windows/dormer windows [other than those expressly authorised by this permission] shall be constructed.

Reason: To enable the Local Planning Authority to retain control over the appearance of the dwellings in the interests of visual amenity and the amenity of adjoining properties.

11. Prior to the commencement of development of the dwellings hereby approved, details shall be submitted and approved in writing by the local planning authority of the method of surface water disposal to serve this development. Such details as approved shall be built and implemented prior to first occupation of the dwellings.

Reason: In order to ensure adequate surface water drainage exists for this development.

2. That the applicant be informed that this decision has been taken in accordance with the following policies of the adopted Salisbury District Local Plan:

G1 – General policies,

H16 – Housing policy Boundaries.

R2- Recreational Open Space.

613. Special Delegation – Road Closure Part of the High Street Wylye and Part of Church Street Wylye

The Committee considered the previously circulated Special Delegation form.

Resolved – That the Special Delegation be noted.

*The meeting concluded at 1800
Members of the public present: 15*