

## Minutes

**Meeting of** : Northern Area Committee  
**Meeting held in** : Antrobus House, Amesbury  
**Date** : Thursday 1 February 2007  
**Commencing at** : 4.30 pm

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### Present:

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

Councillors J A Brady, D W Brown, Mrs J M Greville, J C Noeken, A G Peach, J R G Spencer, F Westmoreland and T Woodbridge.

**Apologies:** Councillors J Rodell, I C West and K C Wren

Parish Councillors: Mr Healing (Durrington), Mr P Fisher (Idmiston), Mr R Fisher (Amesbury Town Council), Mr S Stubbs (Newton Toney) and Mrs J Swindlehurst (Amesbury Town Council)

### Officers:

A Davies (Democratic Services), B Jones (Development Services), A Madge (Development Services) G Newell (Legal and Property Services) and A Skyring (Community Initiatives)

**657. Public Questions/Statement Time:**  
There were none.



Awarded in:  
Housing Services  
Waste and Recycling Services



**658. Councillor Questions/Statement Time:**

There were none.

**659. Minutes:**

**Resolved:** That subject to Minute 651 being amended to read “.....the **runway** (and not highway) was to be subject to sectioned repairs”, then the minutes of the last ordinary meeting held on 4<sup>th</sup> January 2007 be approved as a correct record and signed by the Chairman.

**660. Declarations of Interest:**

Councillor Baker declared a personal interest in Planning Application S/2006/2326 since he was a member of the Durrington Swimming Pool Managing Body in his capacity as a Wiltshire County Councillor, but he was not required to leave the meeting.

Councillor Mrs Greville declared a personal interest in Planning Application S/2006/2326 since she was a member of the Durrington Swimming Pool Managing Body and prejudicial interest since she used to be a teacher at Stonehenge School and as such she felt this prejudiced her determination of the application. She withdrew from the meeting during the consideration thereof.

Councillor Mills declared a personal and prejudicial interest in Planning Application S/2006/2488 since the applicant was a close personal friend and withdrew from the meeting during consideration thereof.

Councillor Mills declared a personal interest in Planning Application S/2006/2326 since he was a member of Amesbury Sports Centre but was not required to leave the meeting.

Councillor Noeken declared a personal interest in Planning Application S/2006/2326 since he was a member of the Durrington Swimming Pool Managing Body in his capacity as a Wiltshire County Councillor, but he was not required to leave the meeting.

Councillor Spencer declared a personal interest in Planning Application S/2006/2326 since he was acquainted with one of the applicants.

Councillor Woodbridge declared a personal interest in Planning Application S/2006/2326 since he was a member of the Durrington Swimming Pool Managing Body, and a prejudicial one in the same application since he had already made up his mind and therefore could not in all fairness reach an unbiased decision. He withdrew from the meeting during the consideration thereof.

Councillor Westmoreland declared a personal and prejudicial interest in Planning Application S/2006/2415 since he had been advised by the Legal Officer that previous comments he had made in respect of one of the applicants may give the impression he was biased and withdrew from the meeting during consideration thereof.

**661. Chairman's Announcements:**

The Chairman welcomed Inspector Sweett of Wiltshire Constabulary to the meeting and invited him to provide Members with an update on Community Safety in the Northern Area.

Inspector Sweet informed Members as follows:-

- Neighbourhood Policing Teams were now firmly established and were working hard to build on the firm foundations that they have laid. As the new County Division evolves, Inspector Sweett gave reassurance to the Members that he would try and reduce the impact that these changes were having on local community safety issues and added that he would be working closely with the Partnership Team based in Melksham.
- Inspector Sweett emphasised that community support was needed to achieve the full benefit of the neighbourhood policing. Members were asked to convey the message to their local communities that this was starting to have a positive effect on the quality of life for local people.
- The Neighbourhood Policing Teams and other partners were working on very similar priorities. These included anti-social behaviour in various forms, speeding and parking. It was no surprise that the local community was raising similar sorts of issues. Local neighbourhood tasking groups have now been set up and are operating in the area.
- In addition to tackling these three priorities for each team, other initiatives were also being developed e.g. farm watch, joint operations with trading standards, targeting underage drinking issues, targeting off-road motor cross in various areas, installing post boxes to encourage

information, development of Neighbourhood Watch areas and no cold calling zones. An updated bulletin is also included and tackling known individuals for anti social behaviour.

Inspector Sweett went on to inform Members that headline statistics for 1<sup>st</sup> April 2006 – 31<sup>st</sup> January 2007 were as follows:-

- There were 1084 crimes in the Amesbury section, which is an increase of just two from the same period last year.
- Detection is currently 34%. This represents a slight reduction on the same period for last year. Notwithstanding this reduction in detection rates, Amesbury still has one of the best detection rates in the county.
- Violent crimes have increased by 46 offences compared to the previous period. However, officers have been tackling this type of crime proactively and it is likely that this has resulted in an increase in the reporting of this type of crime.
- Dwelling burglaries had increased by five in this reporting period to 41.
- There has been a 24% reduction in the amount of vehicle crime with 80 reported offences. Witnesses are needed to come forward to help with the identification of offenders.
- There has been a 10% reduction in the number of reports of criminal damage with 278 reported crimes.
- There has been a 60% increase in reported drug offences compared to the same period last year – an indication that the Neighbourhood Policing Teams and Inspector Sweett's intelligence officer are working effectively. 48 offences have been reported, compared to 30 last year.

Councillor Peach informed Members that he would be in attendance at the next meeting with the Police on 12<sup>th</sup> February 2007.

#### **Sorting Office, Amesbury**

The Chairman informed Members that based on his own recent experience and that of other people in the Northern Area, he had found the sorting office at Amesbury to be closed on Saturdays and so was unable to collect a number of letters sent under recorded delivery. Furthermore, the sorting office did not seem to be open after 1pm on weekdays. Mrs Swindlehurst on behalf of Amesbury Town Council informed the Chairman and Members of the Northern Committee that the Town Council would look into this matter.

#### **Appeal Decisions**

The Chairman informed Members of the Committee that the appeals at 8 Barnes Wallis Close, Amesbury and 33 Holders Road, Amesbury had both been dismissed by the Planning Inspector.

#### **662. Durrington Parish Plan:**

The Principal Community Development Officer introduced the Plan and explained its background and purpose. (A copy of the Officer's presentation is attached at **Annex A** to these minutes).

Following the Principal Community Development Officer's presentation, the Chairman sought comments/observations from the members of the Area Committee.

Mr Healing of Durrington Parish Council informed the Members of the Committee that the initial response to developing a Parish Plan had not been an enthusiastic one. But as a result of the encouragement from Councillor Rodell, Durrington Parish Plan realised how this piece of work could bring the community together. The Parish Plan represented the fruit of two years' hard work of which Durrington Parish Council was extremely proud.

During the consideration of this item, Members noted that Figheldean is currently working on its own Parish Plan and has had a 90% response rate from parishioners. There was an excellent sense of community spirit.

Members commented that the vision for housing as set out in the Durrington Parish Plan was an ambitious one, i.e. "to build more affordable housing to allow people to remain in their local community. Durrington Parish Council would need to have regard to the fact that this could only be achieved through development on exception sites.

Following the discussion, the Committee went on to consider the previously circulated report of the Assistant Community Development Officer.

**Resolved** – That the plan be approved for endorsement (on the basis that the process was comprehensive; the validation process does not make a judgement on the content or any form of commitment to actions from Salisbury District Council or other agencies).

**663. Living in the Country – a Review of Rural Issues in South Wiltshire:**

The Committee received a Powerpoint presentation from Councillor Mrs Greville, as one of the members on the review group. Councillor Mrs Greville thanked Lindsay Mertens (Democratic Services) for all her work in connection with this review. She added that the consultation period for comments had been extended until 2<sup>nd</sup> March 2007.

The Committee went on to consider the previously circulated consultation document of the Planning and Economic Development and Overview and Scrutiny Panel review group and during the discussion of this matter the following issues were raised:-

- Some wards within the Northern Area are extremely rural and have few facilities, e.g. one shop and a couple of pubs. These areas are dependent on a wider population and not just their local community for economic prosperity.
- The Council's R2 Policy needs to be considered carefully with a view to not only easing the transfer of funds between parish councils, but also increasing the range of uses for developer contributions.
- Consideration should be given to the pooling of developer contributions with a view to even distribution across Salisbury District.
- The new Local Development Framework should be something that reflects what District and Parishes Councillors would wish to see rather than something that is imposed on them.
- When faced with the possible closure of rural shops, consideration should be given to the possibility of working with charitable organisations in order to purchase the last retail facility in the village in order to preserve it.
- The Committee commended the success of the shop at East Knoyle which is run as a community enterprise.

**Agreed** –

- (1) that Councillor Mrs Greville be thanked for her presentation; and
- (2) that the comments submitted at the meeting be forwarded to the scrutiny review group for consideration.

**664. Update on the Expansion of Porton Down**

Mr Fisher of Idmiston Parish Council informed the Committee that construction traffic from Dstl was still travelling along the A338 and other roads. The Chairman added that this situation was being monitored.

The Chairman went on to remind members that the draft Master Plan and Development Brief for Land at Porton Down would be considered at the Special Northern Area Committee on 8<sup>th</sup> February at the Glebe Hall, Winterbourne Earls.

**665. Update on Boscombe Down**

There were no matters to report.

**666. Planning Application S/2006/2437 – Porch (Retrospective): 11 Orchard Cottages, Wylie, Warminster – for Mr and Mrs Hughes:**

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 the above application be approved for the following reasons:

The scale, design, siting and materials proposed are appropriate to the general development criteria, in accordance with the adopted SDLP policies.

And subject to the following condition:

1. The materials to be used in the construction of the external surfaces of the extension hereby permitted shall match those used in the existing building.

Reason 0013: To ensure that the proposed extension will satisfactorily harmonise with the external appearance of the existing building.

- (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:

G2	-	General Criteria for Development
D3	-	Good Design
H16	-	Housing Policy Boundary
CN8	-	Preserving or enhancing Conservation Areas
CN11	-	New development in Conservation Area

**667. Planning Application S/2006/2488 – Conservatory: 17 Hindes Meadow, Shrewton, Salisbury – for D W Hourihan:**

The Committee considered the previously circulated report of the Head of Development Services

**Resolved –**

- (1) That the above application be approved for the following reason:

It is considered that the proposed extension will be appropriate to the overall appearance of the dwelling and will not have any significant adverse impacts on the amenities of adjoining dwellings.

And subject to the following condition:

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 by Section 51 (1) of the Planning and Compulsory Purchase Act 2004.

- (2) That the applicant be informed that the above decision has been taken in accordance with the following policy/policies of the adopted Salisbury District Local Plan:

G2	–	General Criteria for Development
D3	–	Design
H16	–	Housing Policy Boundary

**668. Planning Application S/2006/2415 – Construction of 21 Flats and 2 retail/office units: Former Texaco Garage Site, London Road, Amesbury, Salisbury – for John Coleman:**

Mrs Sleeman, a nearby resident of London Road, spoke in objection to the above application. Mr R Fisher (speaking in his capacity as a member of the public, also spoke objection. (The total speaking time taken for both objectors was three minutes).

Mr Coleman, the applicant spoke in support of the proposal.

Mrs Swindlehurst on behalf of Amesbury Town Council informed the Committee that the Town Council objected to the application.

Further to the receipt of these statements and further to the site visit earlier that day, the Committee considered the previously circulated report of the Head of Development Services, together with the two appendices circulated under cover letter dated 26<sup>th</sup> January 2007 and the schedule of late correspondence circulated at the meeting.

**Resolved –**

- (1) that the above application be refused for the following reasons:

1. The proposed building fails to live up to the strategic gateway location of the site in terms of its visual prominence and its impact upon the townscape and character of Amesbury. The architecture is considered to be unduly conservative and uninspiring and the building is considered to relate poorly in terms of scale and massing to buildings to the north east, north and north west of the site. The proposal is considered to be overdevelopment of the site, and fails to make sufficient or appropriate provision for private amenity space. The proposal is therefore contrary to Policies G2, D1 and H16 of the Salisbury District Local Plan, the design guidance in Creating Places (adopted 2006) and the guidance in PPS3 (Housing).
  2. The proposed residential development is considered by the Local Planning Authority to be contrary to Policy R2 of the Adopted Replacement Salisbury District Local Plan, as appropriate provision towards public recreational open space has not been made.
- (2) That the applicant be informed that it should be noted that the reason given above relating to Policy R2 of the Adopted Replacement Salisbury District Local Plan could be overcome if all the relevant parties agree to enter into a Section 106 legal agreement, or if appropriate by condition, in accordance with the standard requirement for recreational public open space.
- (3) That the applicant be informed that the above decision is contrary to the following policies of the Salisbury District Local Plan
- |     |                                    |
|-----|------------------------------------|
| G2  | General Principles for Development |
| H16 | Housing Policy Boundary            |
| D1  | Design                             |

And the guidance in PPS3 Housing  
and the supplementary planning and design guidance in Creating Places, 2006.

**669. Planning Application S/2006/2326 – New Leisure Development to include new leisure building, outdoor courts, parking and landscaping: Plot BW 2/3 Mid summer place, Solstice Park, Amesbury, Salisbury – for Niall Monaghan:**

Mrs Jones of Nathaniel Lichfield and Partners, acting on behalf of Mr Flint of the Bodyworks Fitness Studio in Amesbury, spoke in objection to the above application.

Mr Monaghan, the applicant spoke in support of the above proposal.

Mrs Swindlehurst on behalf of Amesbury Town Council informed the Committee that the Town Council did not object to the application, subject to the caveats as detailed in the previously circulated report of the Head of Development Services.

Further to the receipt of these statements and further to the site visit 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 the above application be refused for the following reason:-

It is considered that the applicant has not shown that there would be a quantitative need for this type of development and as such it is considered that the proposal would have an adverse effect on the vitality and viability of Amesbury town centre contrary to policy R1B of the adopted local plan and assessment criteria contained within government guidance PPS6.

*The meeting concluded at 7.20 pm  
Members of the public present: 40*

## Durrington Parish Plan

The Principal Community Development Officer explained that Parish Plans were announced in the November 2000 "Rural White Paper" which set out the Government's plans for the countryside. *Our Countryside – The Future* launched the concept of the parish and town plans, the purpose of which is to:

“... set out a vision of what is important, how new development can best be fitted in, the design and quality standards it should meet, how to preserve valued local features and to map out the facilities which the community needs to safeguard for the future.” Plans should “identify key facilities and services, set out the problems that need to be tackled and demonstrate how distinctive character and features can be preserved.”

Parish Plans were introduced by the Countryside Agency under its Vital Villages programme that closed after three years in April 2005 with delivery being devolved down to DEFRA. Village appraisals and village design statements had demonstrated the value in whole communities coming together to set out their vision and ways of achieving it. Parish Plans built on this experience.

Parish Plans are “holistic” or comprehensive in scope. They should set out a vision for how the community wants to develop, and identify the action needed to achieve it. They are prepared by the community for the community- its produced by volunteers.

Parish Plans can include everything that is relevant to the people who live and work in the community; they can include any social, environmental or economic issues. Parish Plans also provide an opportunity to plan for the future and assist parishes respond to change and help identify what a community can do for itself without outside help

Parish Plans have the potential to influence a wide range of organisations and processes, which affect the lives of rural communities. They should complement and help deliver local planning policies and frameworks but they cannot override adopted planning policy. They should influence local housing and land management strategies. They should also contribute to the way local services are managed and delivered.

Salisbury District Council has undertaken the role to support the development of Parish plans to meet the objective of the Community Development Policy - Building Strong Communities. The development of Parish, Ward and Market Town Action Plans is seen as an essential tool to achieve this objective. From a rural perspective these plans have also been cited in various documents as tried and tested methods of gathering very detailed information about the needs of rural communities.

Cabinet received a report in July 2005 entitled 'Community Planning - The Way Forward' that summarised the findings of a review of the community planning process undertaken by the South Wiltshire Strategic Alliance. The views of those consulted endorsed the development of town, parish and ward plans as a base building block for community planning.

Parish Plans are the first building block of community area plans and will feed into these in the future to ensure local consultation, and visions can be reflected in the area plans and the community strategy for south Wiltshire.

SDC supports the development of Parish Plans through:

- Advice and information to Parish Councils
- Facilitation of a public meeting and recruitment of Steering groups members
- Support and advice to steering groups
- Funding support of £500 is allocated on the submission of an approved project plan
- Providing groups with a Parish Plan toolkit derived from sources of good practice and CA guidance
- Training module of 4x 3hr sessions to support understanding about the process and build capacity of individuals and provide basic tools and techniques of consultation, research, gaps analysis and action planning.
- On going one to one advice for individual steering groups include other dept e.g planning realistic and deliverable targets

The District Council has put in place a voluntary quality assurance mechanism that is designed to guide communities towards preparing the types of Parish, Ward and Town Plans, which can have the maximum impact upon service providers.

The Validation Process ensures that a robust route has been taken when producing the plan, and that all members and key stakeholders within community have been consulted with. It is not about the contents, however, it ensures that they are realistic and deliverable

By endorsing the Plan, the Principal Community Development Officer explained that the Area Committee would be recognising the value of the work the local community has put together in establishing the needs and aspirations of the community and would also be demonstrating its commitment in recognising the democratic voice of that community. The Committee would also be agreeing to take the Plan into consideration when making decisions regarding the community.

The Officer added that other key partners have or will also be endorsing the Plan through the South Wiltshire Strategic Alliance.

**Q. Can the plans be changed? Can they give feedback?**

Plans are consulted on whilst developing a draft plan and at the 1<sup>st</sup> draft plan stage. By the time they have come to Area Committee they will have gone through a robust consultation phase otherwise they would not be submitted for endorsement. The Parish/Town Council will have adopted parish Plans before it comes for endorsement at Area Committee.

The Officer added that it was important to note that the plans have been produced by volunteers in the community to reflect community's needs and aspirations and therefore are documents written and owned by that community.

Actions should reflect the dialogue groups have already had with key stakeholders so therefore better co-ordination and understanding at local level.

**Q. Will anything actually come of the plans?**

Local actions groups/task groups will and have been established to deliver local actions. Some will be carried out by the Parish/Town Councils. Some will be about being able to influence policies and strategies of both SDC and other agencies in the future – for instance the Youth Strategy. Parish Plans are visionary documents with clear actions to support those visions not just aspirational documents.