

MILBORNE PORT PARISH COUNCIL

Minutes of the Planning Committee Meeting held on Tuesday 16th January 2017 at 6.45pm at the Town Hall

Present: Mr M Ritchie (Chair), Mr J Oldham, Mr R Tizzard, Mr R Douglas, Mrs A Flynn, Mr T Campbell and Mr J Edmonds

Also Present: Emma Curtis – Parish Clerk

Public Question Time

There were two members of the public present at this time.

A gentleman commented that he would like to make three observations on the revised planning application stating that whilst he was on the Parish Council he had made these suggestions to Redcliffe Homes. The first was that he felt a shop should be on the site, the second that the access to the site be altered and the third that the number of proposed houses should be reduced. He commented that the revised access show on the plans should be moved further down Wheathill Lane and not at a right-angle. He stated that he felt the site was a prime location and would be developed. He stated that the Council should take the view of the village as a whole and not the NIMBY's opposed to the application.

A lady asked for an update on the application and Mr Oldham informed he that it was still at the application stage and being considered by the SSDC Planning Department and nothing had been approved.

- 1. Apologies for Absence:** Received from Mr Laughton. Reason for absence accepted.
- 2. Declarations of Interest:** None received
- 3. Minutes of the Planning Committee Meeting held on Tuesday 19th December** were approved and signed as a true and accurate record of the meeting.
- 4. The following Amended Planning Application** was considered:

17/03985/OUT Outline planning application for a mixed-use development comprising the erection of up to 65 dwellings and convenience store (Class A1) on land at Station Road with access and associated works. The amendments are: Revised Access
Land OS 7800, Wheathill Lane,

(At this point two more members of the public joined the meeting)

A thorough discussion about the amended planning application was undertaken with some Councillors stating they had undertaken a site visit to assess the revised plans and proposed access. Mr Tizzard provided an in-depth overview of the revisions and commented that the two proposed right-angles for access would be a hindrance to traffic especially farm vehicles and lorries. Mr Edmonds commented that the development would bring at least 120 extra cars and that he felt the shop should be bigger. Mr Tizzard stated that the revised plans should be opposed by the Council but that the response to the planning department should be positive as the site was suitable for development and the Council should suggest suitable alternatives. He

commented that due to SSDC's lack of 5-year supply that the village would be obliged to take further development in which case the Council should strive to work with developers to gain what is best for the village. He stated that a market square could have a positive impact if dealt with correctly and the site could accommodate a circular walkway but that the number of proposed houses could be dropped. Mr Oldham commented that there was no suitable footpath along Station Road and this should be implemented into plans. Mrs Flynn expressed that she felt the applicant may be trying to squeeze too much into the space provided.

To conclude, it was resolved that Mr Tizzard would draft a response to the amended plans and circulate to the Planning Committee for approval prior to submission. The Clerk was tasked with requesting another extension from SSDC for comments and following submission of observations to SSDC, try and seek a meeting with Redcliffe Homes.

5. The date of the next **Planning Committee Meeting** was confirmed as **Tuesday 20th February 2018**.