

**MARLBOROUGH TOWN COUNCIL  
PLANNING COMMITTEE**

Minutes of a **Meeting** of the **Planning Committee** which was held on **Monday, 4<sup>th</sup> December 2017** in the **Council Chamber, Town Hall, Marlborough** at 7.00 pm

---

**PRESENT**

Councillor L. Farrell  
Councillor M. Hall  
Councillor B. Castle  
Councillor Mrs P. Dow  
Councillor N. Fogg  
Councillor A. Ross  
Councillor G. Loosmore  
Councillor N. Barrett-Morton  
Councillor M. Cooper  
Councillor E. Northeast  
Councillor A. Wilson  
Councillor D. Heath

Chairman  
Town Mayor (*ex officio*)

**ALSO  
PRESENT**

Mrs. S. Parker  
Mrs D. Whitehall  
Mr N. Goodwin  
Plus 1 member of the public

Town Clerk  
Administrator  
Marlborough.News

---

**PUBLIC QUESTION TIME**

There were no questions.

**415/17**

**APOLOGIES**

Apologies for absence were received from Cllrs. Kirk Wilson and Cairns

**416/17**

**DECLARATIONS OF INTEREST**

Cllr. Heath – agenda item 6(e) – Planning application in Upper Churchfields – non-pecuniary.

**417/17**

**CHAIRMAN'S ANNOUNCEMENTS**

Members would want to be aware of the death of former Town Clerk, Tony Skittrall. Mr Skittrall was Marlborough's Town Clerk between 1983 – 1998.

Members would want to be aware that Wiltshire Council would be discussing the final round in the planning application to build homes on amenity land off Rabley Wood View at a Cabinet meeting on 30<sup>th</sup> January 2018. This would be discussed by the Town Council's Planning Committee early in the New Year and it was hoped that a representative would attend that Cabinet meeting.

*Cllr. Northeast joined the meeting*

**RESOLVED:** that item 6(b) would be moved to the start of the Planning Applications at agenda item 6

418/17

## MINUTES

**RESOLVED:** that the Minutes of the Meeting held Monday, 20<sup>th</sup> November 2017 were approved as a true record and signed by the Chairman

419/17

## PLANNING DECISION NOTICES

Members noted the planning decision notices that had been issued by Wiltshire Council.

420/17

## PLANNING APPLICATIONS

*Cllr. Fogg joined the meeting*

- b. **17/10897/LBC** – Erection of detached dwelling and demolition of garage on land adjacent to Little Thatch, Stonebridge Lane, Marlborough for Mr & Mrs T Price

During a suspension of Standing Orders Mr Smith of Fowler Architecture and Planning Ltd outlined the proposed development, answered questions and explained that there was no parking or vehicle access proposed. Vehicle access had been the main reason for refusal of a proposed development at the same site in 2001. Points discussed included:

- Whether public access to the footpath could be maintained at all times during construction
- How building materials and machinery would access the site
- Whether there would be any impact to the steep bank on the opposite side of the footpath bordering properties in Vicarage Close
- Whether planning conditions would be sufficient to prevent new occupiers or service providers from taking vehicles down to the proposed property
- Whether the new development would add pressure to on-street parking in the area
- The proposed development was a one-bedroom house: the need for smaller dwellings had been highlighted in the recent Marlborough Area Neighbourhood Plan Housing Needs Analysis and the proposal met
- Whether the existing garage (proposed to be demolished) indicated that there was a pre-existing right of vehicular access, and if so, whether this could be removed via a planning condition

A recorded vote was requested.

**RESOLVED:** that Marlborough Town Council has no objection to this application but requested that a planning conditions be attached making it clear that use of the footpath by the general public must be maintained at all times and that no vehicular access will be permitted

For: Cllrs. Farrell, Ross, Loosmore, Barrett-Morton, Cooper, Northeast, Wilson and Heath

Against: Cllrs. Castle and Dow

Abstention: Cllr. Fogg

- a. **17/10836/FUL** – Change of use of ground floor from chiropodist (Use Class A2) to residential (Use Class C3) at 27 London Road, Marlborough for Mr P Jeanes  
**RESOLVED:** that Marlborough Town Council has no objections to this application
- c. **17/10914/FUL** – Proposed single storey side and rear extensions & proposed artist's studio in garden (resubmission of planning application 17/05018/FUL) at 20 St Johns Close, Marlborough for Mrs Amanda Ralfe  
**RESOLVED:** that Marlborough Town Council has no objection to this application
- d. **17/11168/FUL** – Demolition of building in use as a small HMO and erection of 6 dwellings and associated works at 28A St Margaret's Mead, Marlborough for Mrs Edwards

Members recognised that two-bedroom properties had been highlighted as a local requirement in the recent Housing Needs Analysis, but had concerns about the vehicular access for up to 12 cars being so close to the entrance to the Marlborough Community & Youth Centre and Salisbury Road Recreation Ground and foresaw highway safety issues. This would be exacerbated now that the refurbished Community & Youth Centre was about to re-open which would increase traffic flow in the area. This access was also used by those on foot using the amenities in the Recreation Ground (a Skate Park, football pitches and play area) as well as pupils walking to school. There was support for the development if the plans could be redesigned so that the build enabled the existing, north-east vehicle access to be retained.

**RESOLVED:** that Marlborough Town Council has no objection to this application if the plans can be redesigned enabling the existing north-east vehicle access to be retained so moving the proposed vehicle access away from the entrance to the Marlborough Community and Youth Centre and Salisbury Road Recreation Ground.

- e. **17/11196/FUL** – Detached sunroom/hobby room in rear garden at Red Gables, Upper Churchfields, Marlborough for Mr Karl Kinsler  
**RESOLVED:** that Marlborough Town Council has no objection to this application  
Cllr. Heath did not vote

**421/17**

**WORKS TO TREES**

- a. **17/11290/TCA** – Silver Birch x 2 – reduce by 20% at Kingsbury Hill Cottage, 32 Kingsbury Street, Marlborough for Mr Travis  
**RESOLVED:** that Marlborough Town Council has no objection to this application
- b. **17/11490/TCA** – T1 – Prunus – Fell. T2 – Prunus – Fell at 51 The Green, Marlborough for Mr Hugh Tapper  
**RESOLVED:** that Marlborough Town Council has no objection to this application

**422/17**

**TEMPORARY ROAD CLOSURE**

Members noted an order issued by Wiltshire Council for a temporary closure of Coldharbour Lane, Marlborough between 15<sup>th</sup> January and 23<sup>rd</sup> February 2018 to enable Scottish and Southern Electric to lay new HV electric cable.

423/17

**WILTSHIRE COUNCIL – LOCAL PLAN REVIEW**

Members considered a response to consultation on the Wiltshire Local Plan Review Consultation Paper. This had been discussed at an informal meeting earlier the same evening.

**RESOLVED:** to delegate to the Town Clerk and Town Mayor (who is also Chairman of the Neighbourhood Plan Steering Group) to respond to the consultation questions as recommended, also seeking a deferral of response to allow time for more consultation.

The Town Clerk would liaise with other relevant Town Councils about the possibility of a meeting to discuss the impact of the new Swindon Housing Market Area.

424/17

**STREET NAMING**

Members considered an invitation to put forward 10 suggested street names for the Redrow development on land to the west of Salisbury Road, Marlborough. At the meeting on 20<sup>th</sup> November 2017, Members had agreed a WW1 theme and that the proposers of that theme would propose names. Cllrs. Ross and Fogg had conducted research into this, also taking into account suggestions by local residents. Cllr. Ross set out his proposals and the reasons for them.

Cllr. Ross explained the difficulties around condensing up to 1,000 names into a shortlist of ten and set out his rationale, which included exceptional service recognition, strength of family connection to Marlborough and other factors. 2018 would mark the centenary of the end of World War 1 and Marlborough's commemorations would provide an opportunity to remember all those who served.

**RESOLVED:** (i) to propose 10 street names: Elsie Knocker, Walter Lawrence, Frederick Dunford, Charles Wood, Eric Leader, Jennings (George and David), Robert Usher, George Garside, William Merriman and Hatton (two brothers)

**RESOLVED:** (ii) that research would continue into all who served in World War 1 in order to build up an archive to be part of the town's 2018 commemorations of the 100<sup>th</sup> Anniversary of Armistice

All Councillors thanked Cllr Ross for the efforts he had made in bringing this research together.

425/17

**PLANNING COMMITTEE – BUDGET SETTING – 2018/19**

Members considered the Committee's budget requirements for 2019/20.

**RESOLVED:** to recommend the Planning Committee 2018/19 Budget to the Finance & Policy Committee

426/17

**NEIGHBOURHOOD PLANNING**

The main focus in the short term was to respond to Wiltshire Council's Local Plan Review Consultation.

The meeting closed at 8.20 pm

Signed .....  
Chairman

Date .....