

**MARLBOROUGH TOWN COUNCIL
PLANNING COMMITTEE**

Minutes of a meeting of the **Planning Committee** held **Monday, 21 September 2020** at 7pm via
videoconference

PRESENT: Councillor Andy Wilson Chairman
Councillor Mark Cooper Town Mayor (*ex officio*)
Councillor Bryan Castle
Councillor Nicholas Fogg
Councillor Andrew Ross
Councillor Guy Loosmore
Councillor Noel Barrett-Morton
Councillor Peter Cairns
Councillor Donald Heath
Councillor Vanessa Hillier
Councillor Jo Waltham

ALSO PRESENT: Mrs Shelley Parker Town Clerk
Mrs Dawn Whitehall Administrator
Councillor Stewart Dobson Wiltshire Councillor – Marlborough East
Sue Round Marlborough.News
Plus 5 members of the public

PUBLIC QUESTION TIME

Councillor Dobson asked Members to consider the name 'Portfields' alongside other candidates for new road names for streets at Rabley Wood, and, referring to an outline planning application to redevelop the former police station at George Lane, asked for a condition that the stonework and blue lamp be retained as part of the development and to stress that the name of the development should reflect the history of the site. The **Chairman** would include Portfields in the discussion at agenda item 8 and agreed with the importance of retaining the history of the police station within the proposed development.

Jane Davies made a statement about agenda item 10 (request to widen footpath MARL28 between Van Diemens Close and George Lane) and asked whether the Town Council would revisit whether George Lane was eligible for a 20MPH limit once the new crossing had been installed.

185/20 APOLOGIES
Apologies for absence had been received from Councillors Dow, Kirk Wilson, Farrell, Hall and Price.

186/20 DECLARATIONS
There were no declarations of interest.

187/20 CHAIR'S ANNOUNCEMENTS
The **Chairman** welcomed **Councillor Jo Waltham** to her first Committee meeting since her election as a Town Councillor. He also welcomed Susan Round from Marlborough.News, wishing Neil Goodwin a speedy recovery.

188/20 MINUTES
RESOLVED: that the minutes of the meeting held 1 September 2020 were confirmed as a true record and signed by the Chair.

189/20

PLANNING DECISION NOTICES

Members noted the Planning Decision notices that had been issued by Wiltshire Council.

190/20

PLANNING APPLICATIONS

- a) **20/07157/FUL** – Partial demolition and remodelling of existing school and erection of new classrooms over existing at Preshute Primary School, High Street, Manton for Mr Simon Baldock

Members praised the innovative approach that would add more teaching and welfare space while retaining the original building, keeping the school within the village. Questions were raised about whether a climate impact statement would be included, for example to explain heating methods or whether solar panels were to be included. It was hoped that Mr Simon Baldock, a Governor of Preshute School, would be able to attend a future meeting to answer any questions.

As the plans had only recently been made available on the planning portal Members agreed to defer a decision to the Planning Committee meeting on 5 October to allow more people time to view the plans.

RESOLVED: to defer a decision until the meeting on 5 October 2020

A member of the public left the meeting

- b) **20/07915/OUT** – Demolition of former police station and erection of dwellings and apartments with associated access at Wiltshire Police, George Lane, Marlborough for Kim Glenister. Comments included:

- The retention of the iconic stonework and blue lamp and name of the development as raised in public question time
- Whether the plans were imaginative enough to reflect the history of the site
- Whether the access to the site would be adjacent to the proposed new crossing for George Lane and whether the impact this would have on traffic had been considered
- Whether the request to widen an adjacent public footpath would be dependent upon land within this site
- Whether a climate impact statement was available

RESOLVED: to defer a decision until the meeting on 5 October 2020

- c) **20/05000/LBC** – Provision of new softwood box sash window inserted into a previously bricked up window opening and new stud partition in rear room to form shower room, partition to be faced with plasterboard and incorporate a sliding door, provision of new kitchen fittings in front room of flat at Flat 1, 12A London Road, Marlborough for Mr J Lyons

RESOLVED: that Marlborough Town Council has no objection to this application

- d) **20/06329/LBC** – Replacement like for like of two windows at rear of property at 14 Herd Street, Marlborough for Miss Kate Philp

RESOLVED: that Marlborough Town Council has no objection to this application

- e) **20/06643/FUL** – Single storey kitchen extension at 25A Kingsbury Street, Marlborough for Mr Adam Pensotti

RESOLVED: that Marlborough Town Council has no objection to this application

f) **20/07183/LBC** – Single storey kitchen extension at 25A Kingsbury Street, Marlborough for Mr Adam Pensotti
RESOLVED: that Marlborough Town Council has no objection to this application

g) **20/07231/FUL** – Proposed demolition of existing rear extension and creation of single and two storey extensions to rear of property at Forest Edge House, Chopping Knife Lane, Marlborough for Mr R Boyd
RESOLVED: that Marlborough Town Council has no objection to this application

Councillor Loosmore absented himself

h) **20/06675/ADV** – Replacement timber fascia sign and timber projecting sign at 38 High Street, Marlborough for Timpson
RESOLVED: that Marlborough Town Council has no objection to this application

i) **20/06676/LBC** – Replacement timber fascia sign and projecting sign at 38 High Street, Marlborough for Timpson
RESOLVED: that Marlborough Town Council has no objection to this application

j) **20/06850/FUL** – Addition of Use Class D1 in addition to existing Use Class A2 at 1 The Green, Marlborough for Dr Doron Boone
RESOLVED: that Marlborough Town Council has no objection to this application

191/20

WORK TO TREES

a) **20/07743/TCA** – Whitebeam – remove at 5 River Park, Marlborough for Mrs Angela Orssich
RESOLVED: that Marlborough Town Council objects to this application to fell a healthy tree, suggesting that the section of root causing issues with a drainage pipe should be removed

b) **20/07377/TCA** – Laurel tree – fell at 73 High Street, Marlborough for Mrs Penny Bowen
RESOLVED: that Marlborough Town Council has no objection to this application

c) **20/07790/TCA** – Alder – crown raise & thin at Churchill Court, Kelham Gardens, Marlborough for Mr Nigel Weatherly
Members noted this application

Councillor Loosmore returned and a member of the public joined the meeting

192/20

STREET NAMING

Members noted a report by the Town Clerk and considered names to be proposed to developers GreenSquare and Wiltshire Council for two new streets at the new development at Rabley Wood View. Thanks were passed on to all those who had put forward suggestions.

RESOLVED: that four names to be proposed for two streets, in order of preference, are: Portfields Road, Wolsey Avenue, Jebb Road and Fishpond Lane

Councillor Fogg left the meeting

193/20

SAFE RE-OPENING OF THE HIGH STREET

The **Chairman** had been pleased to see so many people making good use of the additional outside seating provided as part of the temporary changes to the layout of the High Street.

Discussion points included:

- Kingsbury Street – there was still an urgent need to create safe social distancing space, especially given the current rise in COVID19 cases. A recent CATG meeting had confirmed that there was insufficient funding available but suggested that funding might be available via the Area Board capital fund. Design and costs were not yet known, nor whether or not the Town Council would need to make a financial contribution.
- Whether a future meeting could consider other busy pinch points in the town, such as Cherry Orchard where adults and children from two schools all used the same narrow section of pavement and road
- Traders in Hilliers Yard had passed on their thanks having seen the numbers of customers increase since the new High Street layout had been put in place
- Whether the scheme would still be required in winter, and whether hospitality outlets would or could include outdoor heaters and gazebos as part of their temporary licences

RESOLVED: to pass on feedback about the scheme to Wilshire Council and to support temporary changes to Kingsbury Street to create safe space for social distancing for pedestrians and to agree to a contribution to the project dependent on the overall cost of the project.

194/20

COMMUNITY AREA TRANSPORT GROUP (CATG)

Members considered a Highways Improvement Request for widening of and improvements to the public footpath between Van Diemens Close and George Lane (MARL28) that had been received from the Head Teacher of Marlborough St Mary's School:

- The path is used by many families and school children and is narrow and overgrown in parts
- Parents often queue along George Lane waiting for the school gates to open
- Access is difficult for families with pushchairs
- It is difficult to maintain safe social distancing along the narrow path
- The historic wall on the east boundary should be retained
- Whether vegetation along the west boundary could be cut back or removed
- Whether other landowners would need to be approached
- Whether the proposed redevelopment at the former police station would be affected
- Whether the proposed new pedestrian crossing would increase the use of the footpath and add to the difficulties
- Whether costs would be prohibitively high

RESOLVED: that if costs allow, Marlborough Town Council supports the request for an application to CATG/Area Board for funding to widen and improve the public footpath between Van Diemens Close and George Lane (MARL28)

195/20

PLANNING FOR THE FUTURE

Members noted the government White Paper setting out proposed reforms to radically overhaul the planning system in England and considered responses to consultations:

- Members noted the responses from the Marlborough Area Neighbourhood Plan (MANP) Steering Group and agreed with all points
- All strongly objected to any weakening of already low levels of local input on planning issues
- Objection to the proposal to centralise Community Infrastructure Levy funding into a national pot
- Consultation at a local level should be retained

RESOLVED: to respond to the consultation in line with the MANP responses, including the additional points raised above

196/20

NEIGHBOURHOOD PLANNING

The Steering Group had created a new Working Group to set out and manage communications around the forthcoming consultations and a variety of communications methods were being proposed including leaflets and online.

The recently created Wiltshire Alliance for Localism and Planning was already engaging with MPs and the Unitary Council and this collective body appeared to be helping gain more engagement to discuss issues that affected local planning.

The meeting closed at 8.49 pm

Signed: Date:
Chair

DRAFT