

363/19

CHAIR'S ANNOUNCEMENTS

A planning application has been lodged with Wiltshire Council for a hotel at the former St Peter's School site although it had not yet been put out for consultation. Sherborne Development would be coming to the Town Hall on 13 January ahead of the Planning Committee meeting for a drop-in session for Councillors, press and the public. Details would be circulated before Christmas.

It was good news that, after much work by St Mary's School, Wiltshire Council/CATG and our Town Mayor, there was a recommendation for a pedestrian crossing to be installed. Expectations were that drawings would be done in 2020/21 with it being installed in 2021/22.

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MINUTES

RESOLVED: that the minutes of the meeting held Monday, 18 November 2019 were approved as a true record and signed by the Chair

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PLANNING APPLICATIONS

a) **19/08389/FUL** – Single storey rear extension at 31 Kingsbury Street, Marlborough for Mr Thierry Lauze

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

b) **19/08514/LBC** - Single storey rear extension at 31 Kingsbury Street, Marlborough for Mr Thierry Lauze

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

c) **19/10842/LBC** – Internal and external opening up and investigation to ascertain cause of structural movement and establish scheme of structural repair at 98 High Street, Marlborough for Johnsons Cleaners UK Ltd

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

d) **19/11025/LBC** – Change of use of basement and ground floors from members' club (Sui Generis) to dental clinic and surgery (Use Class D1) and associated internal alterations at 116 High Street, Marlborough for Dentalcare Group Ltd

Discussion points included:

- Whether the application contravened the saved policy from Kennet District (ED18) relating to the protection of prime shopping areas
- That the Use Class of the members club had never been A1 (for retail, post offices, hairdressing salons, etc)). It was Sui Generis (*used to categorise buildings that do not fall within other classes*)
- Whether it would set a precedent resulting in the loss of retail on the High Street (there was already a dentist further along the High Street as well as two in adjoining yards)
- That many community groups valued this meeting place, particularly following the closure of the RBL premises in St Martins and whether a change to Use Class D1 was in contravention of WCS Core Policy 49 on the protection of community facilities
- Whether other similar meeting places were available in the town for community groups to use (several were mentioned)
- Whether this was a candidate for registration with Wiltshire Council as a community asset
- Whether the proposed surgery would provide NHS dental care

RESOLVED: that Marlborough Town Council objects to this application on the grounds of it being an inappropriate use of a building in the commercial centre, possibly in breach

of the High Street's designation as a primary frontage area and in contravention of the Wiltshire Core Strategy where it refers at para.6.28 to specific retail requirements set out in Area Strategies (para 5.78 relates to Marlborough retaining its town centre as a prominent retail centre)

- e) **19/10578/FUL** – Refurbishment of existing house; enlarged single storey extension at rear, creation of entrance canopy/porch. Cladding to all walls. Demolition of existing garage, and replacement with enlarged garage and car port in new location at Kennet Vale, Poulton Hill, Marlborough for Mr Andrew Stacy
RESOLVED: that Marlborough Town Council has no objection to this application
- f) **19/10749/FUL** – The erection of a single dwelling; the provision of parking and turning for the existing house at 53 London Road, Marlborough for Mrs J Ward
RESOLVED: that Marlborough Town Council has no objection to this application

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WORK TO TREES

19/10799/TPO – Fell 1 Yew Tree (T10) at Merlin Court Care Home, Hyde Lane, Marlborough for Mr Andy Bestwick

RESOLVED: that Marlborough Town Council objects to the felling of a healthy tree subject to a preservation order and recommends judicious pruning to improve the amenity for the neighbouring property

367/19

COMMUNITY AREA TRANSPORT GROUP (CATG)

Members considered a Highways Improvement Request for speed reduction at Frees Avenue and meeting notes issued by Manton Residents Association about options for traffic calming measures at Bath Road and other Manton based highways issues.

Highways Improvement Request - Frees Avenue

Members considered a request for speed reduction to ensure pedestrian safety at the stretch of road adjacent to the Cemetery entrance.

RESOLVED: (i) to immediately request a metro count for Frees Avenue; to remove the hedge on The Common to improve visibility and to support the request being simultaneously passed to CATG

Manton

It was noted that the full set of options identified would probably exceed the CATG budget and that applicants would be more successful if the various proposals were broken down and prioritised

RESOLVED: (ii) to thank Manton Residents Association for the work they had done, and suggest the next step should be to break down and prioritise their suggestions

Two members of the public left the meeting

368/19

WAITING AND PARKING REQUESTS 2020/21

Members noted the deadline for submitting waiting and parking requests to Wiltshire Council was 31 January 2020 and that this could include new yellow lines, repainting of yellow lines or removal of yellow lines. Any suggestions would be considered at the Planning Committee meeting on 13 January 2020.

369/19

EMERGENCY PLAN

Members noted a report by the Assistant Town Clerk about the progress made by the Emergency Plan Working Group towards the production of an Emergency Plan and the

recruitment of Community Emergency Volunteers. It was good news that 12 local residents had expressed interest in this at the recent Christmas Switch-on event, where 'Communities Prepared' had a stall.

370/19

ROYAL ARTILLERY MUSEUM AND SALISBURY PLAIN EVENTS CENTRE

Members considered concerns raised by a local resident about a new visitor attraction proposed for Salisbury Plain at Netheravon which may result in increased traffic congestion through Marlborough. Discussion points included:

- That the Town Council had little power to take action
- That Marlborough residents would be able to enjoy this new visitor attraction and its events
- The town was an Ambassador for the Great West Way touring route and its businesses may benefit from the new attraction drawing visitors to the area
- A recognition that a desire to increase tourism was not always compatible with the impact on traffic
- Whether there was a transport plan for the proposals

RESOLVED: to investigate whether there was a transport plan associated with the new visitor attraction at Netheravon

371/19

NEIGHBOURHOOD PLANNING

The Steering Group had recently welcomed a new member, Cllr Peter Morgan, the Chairman of Preshute Parish Council. A new element of work was an update of some elements of the Conservation Area Statement for Marlborough which would add weight to the finished Neighbourhood Plan and help in the future consideration of planning applications.

The meeting closed at 7.53 pm

Signed: Date:
Chair