

**MARLBOROUGH TOWN COUNCIL  
PLANNING COMMITTEE**

Minutes of a meeting of the **Planning Committee** which was held on **Monday, 26 April 2021**  
at 7pm via Zoom

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**PRESENT:** Councillor Susie Price Chair  
Councillor Mark Cooper Town Mayor (*ex officio*)  
Councillor Bryan Castle  
Councillor Andrew Ross  
Councillor Alexander Kirk Wilson  
Councillor Guy Loosmore  
Councillor Noel Barrett-Morton  
Councillor Lisa Farrell  
Councillor Mervyn Hall  
Councillor Peter Cairns  
Councillor Andy Wilson  
Councillor Donald Heath  
Councillor Vanessa Hillier  
Councillor Jo Waltham

**ALSO PRESENT:** Richard Spencer-Williams Town Clerk  
Dawn Whitehall Administrator  
Councillor Jane Davies Wiltshire Councillor – West Selkley  
Councillor Stewart Dobson Wiltshire Councillor – Marlborough East  
Neil Goodwin Marlborough.News  
Plus 2 members of the public

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**PUBLIC QUESTION TIME**

**Councillor Dobson** asked whether the Town Council was aware that he was continuing to check on a Toucan crossing for Salisbury Road which had formed part of an S106 agreement associated with a nearby development. The **Chair** thanked him.

**Caroline Thomas** asked whether an update was available on the Marlborough Community & Youth Centre as she understood it wasn't fully in the control of the Town Council. The **Chair** and **Town Clerk** confirmed that the Town Council had a seven year lease for the building, which was roughly half way through. There was a long standing aim to acquire the building via a Community Asset Transfer. Discussions had been making good progress before the Coronavirus pandemic put discussions on hold. The Town Clerk had approached the Community Engagement Manager to try to restart the discussions.

**Councillor Davies** asked whether any more information was available on a proposed access route to link St Margarets Mead to Marlborough Business Park for pedestrians.

**Councillor Dobson** confirmed that Wiltshire Council had sold the land to the owners of the Business Park with a condition that there would have to be a provision for a cycle/foot path. Although the owner had flagged a desire to create additional car parking, it may present an engineering challenge to do so.

**Neil Goodwin** – asked whether Councillors were aware of the poor condition of the Marlborough White Horse near the College which was part of the town's heritage and was listed as one of the Wiltshire White Horses, and whether it was important to the Town Council that it should be kept in order. Also whether there were opportunities to seek funding to ensure it would be regularly maintained to keep it in good order. **Councillor**

**Wilson** confirmed that it was important to the Town Council and for tourism. There had been plans for it to be cut back to the 1930's cut and rechalked last year but the Coronavirus pandemic had delayed the start. All being well it would be carried out this year, and would take 2-3 months to complete, hopefully by the end of the summer term. Work would be scaled back to staff and pupils of the College – originally it was envisaged to involve the community, but social distancing and Coronavirus rules may prevent wider involvement. As the horse was on land owned by Marlborough College any future efforts would lie with them and it was not known whether there were any longer-term plans in place. **Councillor Farrell** suggested anyone interested in being involved should contact Marlborough College, which would endeavour to include others if conditions allowed.

**Neil Goodwin** referred to a recent BBC news article about a chalet at The Marlborough pub which had been erected without planning permission. As a listed building and a 'heritage' pub, would the Town Council be able to do anything about this permanent structure? The **Chair** confirmed that Planning Officers at Wiltshire Council were aware of it and any planning application would come before the Town Council in the usual manner. **Mrs Whitehall** stated that she believed she had seen that an application had recently been submitted<sup>1</sup>.

545/20

#### **APOLOGIES**

Apologies for absence were received from **Councillors Dow** and **Fogg**.

546/20

#### **DECLARATIONS**

**Councillors Farrell** and **Wilson** – agenda item 6(f) – planning application for Marlborough College – pecuniary interest

547/20

#### **CHAIR'S ANNOUNCEMENTS**

As this was her last meeting both as Chair and as a Town Councillor, **Councillor Price** thanked everyone for supporting her in both capacities. She also thanked staff for their hard work and the public for engaging on issues at meetings. She wished the new Council the best of luck.

548/20

#### **MINUTES**

**RESOLVED:** that the minutes of the meeting held 6 April 2021 were approved as a true record and signed by the Chair

549/20

#### **PLANNING DECISION NOTICES**

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

550/20

#### **PLANNING APPLICATIONS**

- a) **21/02342/FUL** – Addition of dormer window to main house and separate garage block at Eddison House, Cross Lane, Marlborough for Mr and Mrs Gary Bond  
**RESOLVED:** that Marlborough Town Council has no objection to this application
- b) **21/02536/FUL** – Single storey side extension with roof terrace the same height as rear garden and bank at Doberian, 4 Poulton Crescent, Marlborough for Mr Brendan Palmer  
**RESOLVED:** that Marlborough Town Council has no objection to this application
- c) **21/02414/ADV** – Sign boards, flag poles, lettering attached to building at land off Rabley Wood View, Marlborough for Greensquare Homes

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<sup>1</sup> Following the meeting it has not been possible to verify this as there was no current application listed on the planning portal

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

- d) **20/10469/FUL** – Retrospective application (Amendment to 18/10173/FUL) full planning permission at Lyneside, Elcot Lane, Marlborough for Miss Lisa Jacobs

Members noted the poor quality of the planning documents which made it difficult to ascertain whether the updated application was due to an amendment to the design and/or related to change of use linked to a previous condition which stated the garage should not be used for accommodation.

**RESOLVED:** to respond 'no comment'; and draw Wiltshire Council Officer's attention to a previous condition on the garage

- e) **PL/2021/03034** – Two storey and single storey rear extensions at 56 High Street, Manton for Mr Chris Roberts

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

*Councillors Farrell and Wilson took no part in the following item*

- f) **21/02383/VAR** – Variation of condition 4 of listed building consent reference 19/09827/LBC to allow for enabling works to be carried out prior to the approval of further details at Marlborough College Science Block, Bath Road, Marlborough for Mr W Roe

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

551/20

#### **WORK TO TREES**

- a) **PL/2021/03143** – Prune Walnut Tree (T1) located in the neighbour's garden (permission provided) according to the following specifications: remove the centre stem back to the main trunk at 8 River Park, Marlborough for Carter

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

- b) **PL/2021/03508** – Fell Willow Tree. Will replace with fruit trees at 22 London Road, Marlborough for Mr Marshall

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

- c) **PL/2021/03648** – 3 x Beech trees – reduce and cut back from boundaries at Savernake House, Cardigan Road, Marlborough for Mr David Knight

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

552/20

#### **LICENSING APPLICATIONS**

Members noted the temporary pavement licence applications received from Wiltshire Council for Rick Stein and Bow Belles.

The **Chair** confirmed that the Town Council's request for clarification about how the process would work had not received a response in advance of these applications being received for comment.

The Town Clerk had been sent each application by email for consultation: the consultation period was 5 days, after which representations would not be considered. He had already expressed concern to Wiltshire Council (Planning, Street Licencing and Premises Licencing Officers) about this process as:

- It would not be possible for the Town Council to call an extraordinary meeting every time an application was received, and
- With Standing Orders requiring a minimum of 3 clear days' notice be given of public meetings it would not be possible to respond within the 5-day consultation period.

Therefore it would only be possible to note these applications, not to comment on them as the expectations from Wiltshire Council were unachievable. He suggested that Members may wish to make a formal representation about the process.

Concerns were also raised about the inability to properly comment, particularly given that when this scheme had first been introduced in 2020 there had been considerable public backlash at the temporary loss of parking space which had to be balanced against a desire to support businesses getting back to trading. Both applications included the temporary removal of parking spaces.

Whilst all Members wanted to do all they could to support local businesses, additional concerns were:

#### Bow Belles

- Dismay at the loss of already limited parking spaces in an area where elderly and disabled customers relied on being able to easily park to access nearby businesses
- The impact on nearby businesses of reduced parking spaces
- That the pavement was particularly narrow and there were already tables which prevented wheelchair users passing without using the road
- That this establishment had a large garden at the rear
- That even with barriers in place, whether this stretch of highway and pavement was too narrow to safely support the temporary layout change

#### Rick Stein

- Whether there was a safety risk to both diners and pedestrians if no safety barrier was to be erected

#### General

- Whether any compensation would be offered for the temporary loss of free parking spaces
- Whether safety barriers would be erected on the highway by Wiltshire Council to protect diners and pedestrians
- There were not many weeks before indoor dining (subject to restrictions) was expected to be permitted

The **Chair** summarised the frustration felt by all Members that, given the sensitivity of the subject with the general public there was a feeling of the applications being sent through with no ability for the Town Council to comment or engage in the process. It put the Town Council into a difficult situation and there was agreement that these points should be picked up at agenda item 11 to be fed back to Wiltshire Council to express the Town Council's frustration and disappointment at an unworkable process; not having consideration to the sensitivity of the subject (loss of parking, safety, compensation); to highlight concerns about public safety; to seek reassurance that appropriate safety barriers will be put in place.

**RESOLVED:** that the Town Clerk would draft a formal letter raising concerns about the temporary pavement licence process for the Chair of Planning and the Town Mayor

**553/20**

#### **HIGHWAYS IMPROVEMENT REQUESTS**

There were no requests to consider.

**554/20**

#### **TEMPORARY ROAD CLOSURES**

Members noted that temporary road closure notices had been issued by Wiltshire Council under Temporary Traffic Regulation Order and/or Urgent Closure Notices under Section 14(1) of the Road Traffic Regulation Act 1984:

- a) A345 (part) from its junction with George Lane to Manton Drove between 09:00-15:00 on 28 April for one day to enable Wiltshire Council to carry out resurfacing works
- b) Angel Yard, Marlborough from its junction with A4 High Street to its junction with Kennet Place between 08:00-17:00 from 17 to 19 May 2021 to enable Thames Water to carry out boundary box exchange and associated works (TTRO 7184)
- c) Footpath 30 (part) Marlborough: from its junction with Upper Church Fields for a distance of approximately 100 metres in a southerly direction from 17 May 2021 for approximately six weeks to enable public safety during works to upgrade section of footpath (TTRO 7182)

**555/20**

**SAFE RE-OPENING OF THE HIGH STREET**

Members considered whether there was any feedback to pass back to Wiltshire Council on temporary social distancing measures in the High Street. This had been discussed at agenda item 8 (**552/20 LICENSING APPLICATIONS** above) and there was no further feedback to add.

**556/20**

**CLIMATE EMERGENCY WORKING PARTY**

Councillor Price gave a verbal update of progress. The group had met for the last time in this Council term on 21 April. A full report together with a draft action plan, draft policy and recommendations would be submitted for consideration by the Full Council of the next Council term.

**557/20**

**NEIGHBOURHOOD PLANNING**

Work was ongoing to prepare a submission to Wiltshire Council for the next stage in the process (Regulation 15) and the Steering Group was due to meet later in the week.

The meeting closed at 7.56pm

Signed: ..... Date: .....

Chair