



**John Wright**  
Town Clerk

**Lyme Regis Town Council**

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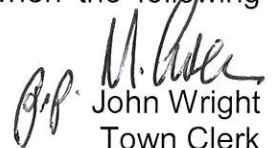
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**Planning Committee**

**Core Membership:** Cllr B. Larcombe MBE (chairman), Cllr J. Broom (vice chairman), Cllr Mrs M. Ellis, Cllr D. Hallett, Cllr Mrs C. Reynolds, Cllr P Ridley, Cllr J. Scowen, Cllr G. Turner and Cllr S. Williams.

Notice is hereby given of a meeting of the Planning Committee to be held in the Guildhall, Bridge Street, Lyme Regis, on Tuesday 11 December 2018 commencing at 7.00pm, when the following business is proposed to be transacted:

  
John Wright  
Town Clerk  
5.12.18

**AGENDA**

**1. Public Forum**

Twenty minutes will be made available for public comment and response in relation to items on this agenda.

*Individuals will be permitted a maximum of three minutes each to address the committee*

**2. Apologies**

To receive and record any apologies and reasons for absence.

**3. Minutes**

To confirm the accuracy of the minutes of the Planning Committee held on the 13 November 2018 (attached).

**4. Disclosable Pecuniary Interests**

Members are reminded that if they have a Disclosable Pecuniary Interest on their register of interests relating to any item on the agenda they are prevented from participating in any discussion or voting on that matter at the meeting and to do so would amount to a criminal offence. Similarly if you are or become aware of a Disclosable Pecuniary Interest in a matter under consideration at this meeting which is not on your register of interests or is in the process of being added to your register you must disclose such interest at this meeting and register it within 28 days

**5. Dispensations**

To note the grant of dispensations made by the town clerk in relation to the business of this meeting.

**6. Matters arising from the minutes of the Planning Committee meeting held on 13 November 2018**

There are no matters arising on this agenda.

**7. Update Report**

There is no update report on this agenda.

**8. Planning Applications**

To comment on planning applications submitted as per attached list including consideration of related correspondence.

**Public comment**

Prior to consideration of each planning application representations will be invited from members of the public either objecting to, or in support of, the application, subject to requests having previously been notified to the chairman or town clerk.

Individuals will be permitted a maximum of three minutes each to address the committee.

**9. Amended/Additional Plans**

There are no amended plans on this agenda.

**10. Withdrawn Applications**

To note withdrawn applications.

**11. Planning Decisions**

To note decisions of the planning authority on previously submitted planning applications as set out on the attached list.

**12. Correspondence from West Dorset District Council (WDDC) & Dorset County Council (DCC) regarding planning-related matters**

To make members aware of letters from WDDC & DCC about planning matters.

**13. Exempt Business**

**LYME REGIS TOWN COUNCIL  
PLANNING COMMITTEE  
MINUTES OF THE MEETING HELD ON TUESDAY 13 NOVEMBER 2018**

**Present:**

**Members:** Cllr B. Larcombe (chairman), Cllr Mrs M. Ellis,  
Cllr G. Turner and Cllr S. Williams

**Officers:** Mark Green (deputy town clerk)

**Absent:** Cllr P. Ridley

**18/78/P Public Forum**

Mr S. Cope, planning agent, and Mr R. Holmes, neighbour, for application WD/D/18/001830 and Mr J. and Mrs R. De-Voisey, applicants, for application WD/D18/002329 indicated that they wished to speak about the respective applications. The chairman agreed that they could talk immediately prior to the committee's consideration of the applications concerned and that he would take them out of agenda order given that there were no other members of the press or public in attendance.

**18/79/P Apologies**

Apologies for absence were given by Cllr J Broom, Cllr D. Hallett, Cllr Mrs C. Reynolds and Cllr J. Scowen.

**18/80/P Minutes**

Proposed by Cllr G. Turner and seconded by Cllr S. Williams, the minutes of the meeting held on 16 October 2018 were **ADOPTED** with the following amendment:

Insert the following additional words (highlighted in bold) immediately prior to the resolution in respect of minute **18/77/P Neighbourhood Plan for Lyme Regis:**

Members discussed the report and agreed that there was no benefit in progressing a neighbourhood plan for Lyme Regis at the present time, **principally because there was very little land left in Lyme for future development and the District Local Plan captured LRTC's view of the planning issues and limited scope for development within the town. It is expected that the same LP assessment of Lyme will be reflected in any future Unitary Plan, however LRTC will respond to it when the revised plan is put to consultation.**

**18/81/P Disclosable Pecuniary Interests**

No pecuniary interests were declared in relation to the business of this meeting.

**18/82/P Dispensations**

There was no grant of dispensations made by the town clerk in relation to the business of this meeting.

**18/83/P Matters arising from the minutes of the meeting held on 18 September 2018**

There were no matters arising to be considered at this meeting.

**18/84/P Update Report**

There were no matters to be updated at this meeting.

**18/85/P Planning Applications**

Planning applications were considered in accordance with the details circulated.

The chairman introduced each planning application in turn and invited the views of the public and members.

- 1) **WD/D/18/001830-FULL** (Received 26 October 2018)  
Traynor – Demolish existing garage and erect new garage and erect new garage with first floor flat above – L Mouette, Hill Road, Lyme Regis, DT7 3PE.

Mr. S. Cope, the planning agent, circulated two revised plans which showed greater detail, and which involved a reduction in the ridge height of approximately 1.5m in order to address neighbour concerns. Although these plans were not yet registered, they had been forwarded to the planning officer as amendments to the originally submitted proposals.

Mr R. Holmes of 21 Hill Road explained that he had objected to the plans as submitted but felt that the revised plans addressed his concerns and he intended to withdraw his objection on that basis.

*Members noted the comments of the planning agent but felt that they had no alternative but to recommend that the application be **refused** as it currently stood on the grounds of unacceptable impact on the residential amenity of neighbouring properties. If, however, the revised plans circulated at the meeting were formally registered as amendments then the view was that they would be acceptable, subject to the new*



*development being tied to the existing in order to safeguard access and parking arrangements*

- 2) **WD/D/18/002329-FULL** (Received 24 October 2018)  
De-Voisey – Erection of dwelling - The Nags Head, Silver Street, Lyme Regis, DT7 3HS.

Mrs R, De-Voisey spoke on her behalf and that of her husband. They were the landlords of the Nag's Head and had invested heavily in improving the pub for their customers, who mainly lived locally.

Their personal accommodation currently comprised a cramped one-bed flat at the top of the property. This was not ideal, especially as she had a medical condition which made climbing the stairs more difficult.

In practice, the pub garden was very little used because of the distance from the bar and the proposal made better use of the area, provided more suitable accommodation for them and had almost no impact on neighbours because of the levels involved. The planned dwelling was single-storey, incorporated Cobb stone, wood and a 'green' roof and had no windows which overlooked adjoining properties. She pointed out that there were no neighbour objections and that two neighbours had written in support of the application.

In response to questions about access, she stated that there were no highway objections. In response to other questions, she indicated that they were very happy for the new dwelling to be tied to the pub by condition or Agreement.

*Members recommended that the application be **approved** subject to the newly-permitted dwelling being tied to the Nags Head pub.*

- 3) **WD/D/18/001938-VARIATION CONDITIONS** (Received 11 October 2018)  
Pickering – Demolition of existing detached dwelling & erection of 1no. detached dwelling (variation of conditions 1 & 4 of planning approval WD/D/18/002801 – to allow the replacement of the privacy screens to the side of the balcony with 1.1m high frameless glass balustrading) – Squires Mead, Charmouth Road, Lyme Regis, DT7 3DP.

*Members recommended that the application be **refused** because the replacement of the permitted privacy screens to the balcony with clear glass would involve an unacceptable loss of privacy and residential amenity to the neighbouring properties.*

- 4) **WD/D/18/002292-LBC** (Received 12 October 2018)  
Player – Installation of replacement of windows – 46 Silver Street, Lyme Regis, DT7 3HR.

*Members recommended that the application be **approved**.*

- 5) **WD/D/18/002303-FULL** (Received 14 October 2018)  
Fortnam – Demolition of garage and car port and the erection of replacement garage with utility room and a car port – Coppers, Penny Plot, Lyme Regis, DT7 3NE.

*Members recommended that the application be **approved**.*

- 6) **WD/D/18/002475-FULL** (Received 1 November 2018)  
Bond – Demolition of conservatory and erection of single-storey side extension and enlargement of dormer window – Well Cottage, Clappentail Lane, Lyme Regis, DT7 3LY.

*Members recommended that the application be **approved**.*

**18/86/P Amended/Additional Plans**

Members indicated their general support for the amended plans received in respect of application WD/D/18/001799. **NOTED.**

**18/87/P Withdrawn Applications**

There were no withdrawn applications reported to this meeting. **NOTED.**

**18/88/P Planning Decisions**

The decisions of the planning authority were received and **NOTED.**

**18/89/P Correspondence from West Dorset District Council and Dorset County Council regarding planning matters**

Members discussed the correspondence received from West Dorset District Council and agreed that they wished to raise no objection to application WD/D/18/002363, change of use relating to the Harbour Stores, Cobb Road, Lyme Regis.

*The meeting closed at 7.52pm.*

**LYME REGIS TOWN COUNCIL  
PLANNING COMMITTEE – 11 DECEMBER 2018  
PLANNING APPLICATIONS RECEIVED**

- 1) **WD/D/18/002109 FULL** (Received 1 December 2018)  
Herbert – Erection of second floor extension– The Annexe, Coram Avenue, Lyme Regis, DT7 3LB
- 2) **WD/D/18/002544 FULL** (Received 8 November 2018)  
Bacon – External alterations to include the erection of Juliet balcony to rear – 46 Church Street, Lyme Regis, DT7 3DA
- 3) **WD/D/18/002545 LISTED BUILDING CONSENT** (Received 8 November 2018)  
Bacon – Internal and external alterations to include the erection of a Juliet balcony to rear – 46 Church Street, Lyme Regis, DT7 3DA
- 4) **WD/D/18/002554 FULL** (Received 9 November 2018)  
Ross – Demolition of existing bungalow, Erection of replacement dwelling – Cobb Gate, Marine Parade, Lyme Regis DT7 3JE
- 5) **WD/D/18/002649 MOPO** (Received 20 November 2018)  
Yarlington Housing Group – Modification of Planning obligations on section 106 agreement dated 15.4.16 (pp.WD/D/15/001893 - 2-12 Acorn Close (Woodbury Down), Lyme Regis, DT7 3FB
- 6) **WD/D/18/002672 FULL** (Received 21 November 2018)  
Guiducci and Hynds – Erect dwelling (to the rear) – Albany Guest House, Charmouth Road, Lyme Regis DT7 3DP
- 7) **WD/D/18/002713 FULL** (Received 28 November 2018)  
Moyes – Erection of extension to balcony – Gull Cottage, Coram Avenue, Lyme Regis, DT7 3LB

**AGENDA ITEM 10**

**LYME REGIS TOWN COUNCIL  
PLANNING AND HIGHWAYS COMMITTEE – 11 DECEMBER 2018  
WITHDRAWN PLANNING APPLICATIONS**

- 1) WD/D/18/000624 FULL** (Received 14 November 2018)  
Larcombe – amendment to planning approval WD/D/16/000708 – Amend design of grandstand and reposition from approved location. (Variation of condition 1 of WD/D/16/000708 amend grandstand siting) – Lyme Regis Football Club, Charmouth Road, Lyme Regis, DT7 3DW



LYME REGIS TOWN COUNCIL  
PLANNING COMMITTEE – 11 DECEMBER 2018  
PLANNING DECISIONS RECEIVED

*Town council comments in italic*

- 1) **WD/D/18/001110 FULL** (Received 20 November 2018)  
Thomas – Demolition of shower room, conservatory and shed and erection of a two storey rear extension – Myrtleville, Avenue Road, Lyme Regis, DT7 3AF  
**Approval of Planning Permission**  
*Recommend approval, subject to the submission of a supporting and positive ground stability report as requested by technical services officer.*
- 2) **WD/D/18/001290 LISTED BUILDING CONSENT** (Received 12 November 2018)  
Watts – Internal alterations and the installation of a roof light and replacement roof light – The Old Watch House, Marine Parade, Lyme Regis, DT7 3JF  
**Approval of Listed Building Consent**  
*Recommend approval*
- 3) **WD/D/18/001373 FULL** (Received 11 November 2018)  
Mansi – Demolition of dwelling and detached garage. Erection of replacement dwelling and detached studio – Carols, Westhill Road, Lyme Regis, DT7 3LW  
**Approval of Planning Permission**  
*Recommend approval, but members want it noted that the application make reference to surface water discharging to a soakaway which is not an acceptable solution for Lyme Regis.*
- 4) **WD/D/18/001620 LISTED BUILDING CONSENT** (Received 25 November 2018)  
Helston – Demolition of existing rear extension and two garages: Erection of extension and garage: replacement of windows to existing dwelling – Ware corner, Ware Lane, Lyme Regis, DT7 3EL  
**Approval of Listed Building Consent**  
*Recommend approval*
- 5) **WD/D/18/001799 FULL** (Received 28 November 2018)  
Allen – Demolition of existing garage and erection of replacement garage – Lamorna, Uplyme Road, Lyme Regis, DT7 3LP  
**Approval of Planning Permission**  
*Recommend refusal on the grounds there will be a negative impact on the street scene, an adverse impact on amenities of neighboring properties, proximity of the pavement and overdevelopment of site. The council also believe the application is inaccurate.*
- 6) **WD/D/18/001815 FULL** (Received 25 November 2018)  
Helston – Demolition of existing single storey extension to the rear of the house and two “Woolaway” concrete panel garages to the side: erect new extension and new garage – Ware Corner, Ware Lane, Lyme Regis, DT7 3EL  
**Approval of Planning Permission**  
*Recommend approval*

**Committee:** Planning

**Date:** 11 December 2018

**Title of Report:** Correspondence from West Dorset District Council (WDDC) & Dorset County Council (DCC) regarding planning-related matters

**Purpose of Report**

To make members aware of letters from WDDC & DCC about planning matters

**Recommendation**

Members consider the report

**Background**

1. Correspondence has been received from WDDC in relation to planning issues.
2. Copies of all the letters can be viewed at the town council offices, will be brought to this Planning Committee meeting and are summarised in the report below.

**Report**

3. Application no. WD/D/18/002129 – Request for confirmation of compliance with condition 3 of planning approval WD/D/15/001462 – Lyme Regis Philpot Museum
4. Application no. WD/D/18/002131 – Request for confirmation of compliance with condition 3 of Listed Building consent WD/D/15/001463 – Lyme Regis Philpot Museum.
5. Application no. WD/D/18/002444 – Grant of Non-Material Amendment to application no. WD/D/18/000718 – 12 Clappentail Park, Lyme Regis
6. Application no. WD/D/18/002759 – Grant of Non-Material Amendment to application no. WD/D/16/002383 – 9 Barfleur Rise, Lyme Regis.

Elaine Pawsey  
December 2018