

LYTCHETT MINSTER & UPTON TOWN COUNCIL

Minutes of the **ENPLAN** meeting held on **TUESDAY** the **21 January 2025** in the Council Chamber, 1 Moorland Parade, Moorland Way at 6.30 p.m.

PRESENT:

- Councillor W Pipe (in the Chair)
- Councillor J R Burns (in the Chair)
- Councillor R Griffin
- Councillor F H Drane
- Councillor S McKell
- Councillor D Wilson
- Councillor Mrs M Pryor
- Councillor C Squires

Also in attendance: Mrs K Cane, Town Clerk.

400/24 PUBLIC PARTICIPATION

There were no members of the public present.

401/24 DECLARATIONS OF INTEREST

No Declarations of Interest were received.

402/24 APOLOGIES FOR ABSENCE

No apologies

403/24 CLERKS REPORT (PLANNING):

None

404/24 CORRESPONDENCE (PLANNING):

Members noted the potential breach of planning with several members having visited to see first hand the impact of the structure. Members were appraised that we had been advised the Planning had now visited the site and were passing this to Building Control.

405/24 UPATE ON NATIONAL PLANNING REFORM CHANGES:

Cllr Burns reported that nationally there are no major updates. However locally the impact of devolution and the formation of 'Wessex' to include Dorset, Wiltshire, Somerset and latterly BCP would change the planning landscape considerably. There is a deadline for January with regard to the consultation on this, however it is hoped that with a strategic high level authority Wessex could gear towards a rise in local decision making. Members were encouraged to the review the Government's White Paper which can be found at <https://www.gov.uk/government/publications/english-devolution-white-paper-power-and-partnership-foundations-for-growth/english-devolution-white-paper>

406/24 DORSET COUNCIL PLANNING DECISIONS:

A list of Dorset Council planning decisions was circulated to members for information, and is attached to these minutes for reference as Appendix A.

407/24 TO CONSIDER PLANNING APPLICATIONS:

The observations on the planning applications discussed at the meeting are set out on the attached list (21 January 2025) as Appendix B.

408/24 CLERKS REPORT

- a) **Minute 171/22 Trailway Improvement Heritage Project:**
Cllr Griffin reported that sites and fixings have been identified and he is working on plaque information and letter to potential sponsors.
- b) **Minute 316/23 Request for a crossing in Dorchester Road, Lytchett Minster:**
The location for a pedestrian crossing in the village does not meet Dorset Council thresholds and therefore will not be taken forward. The proposal to site a pedestrian refuge near the exit to Lytchett Minster School is still being drawn up and a site meeting will take place when this is ready.
- c) **Minute 129/23 20 mph Speed Limit Sandy Lane and adjoining road.** No further information.
- d) **Minute 269/23 Dorchester Road, Lytchett Minster Flooding.** The matter of Baker's Arms Flooding has been raised by our MP in Parliament. No other information to report on flooding in Lytchett Minster Village.
- e) **Minute 150/24 To Discuss A Safer Routes To Lytchett Minster School, To Include Representatives From Lytchett Matravers Parish Council (Cllrs Morgan And Ong)** No further information, but a suggestion that this should be linked to the pedestrian refuge proposal and a bid made to the Safer Schools Funding.
- f) **280/24 To Receive Report From Meeting Re Draft Local Transport Strategy For The Town Compiled By A Local Resident Independently Of The Town Council**
No response after submission of this report to Head of Highways at Dorset Council has been received.
- g) **341/25 BCP and UPC** The relevant portfolio holder has been invited to meet with the Council to discuss matters of mutual interest and impact; however no response has yet been received.

409/24 CORRESPONDENCE – ENVIRONMENT

None.

410/24 TO CONSIDER AN APPLICATION TO DORSET COUNCIL FOR YELLOW LINES (TRO) AT WARBLER/HEIGHTS ROAD

Members voted 7 for, with 1 abstention to request Dorset Council to consider yellow lines (TRO) at the location as identified on the map (Appendix C). It was noted that there have been several accidents and many more near misses due to cars double parked in this area. It was agreed that the lay-by should not have TRO's.

IT WAS THEREFORE PROPOSED, SECONDED AND RECOMMENDED TO REQUEST DORSET COUNCIL FOR YELLOW LINES (TRO) AT WARBLER/HEIGHTS ROAD

411/24 TO DISCUSS THE ONGOING ISSUE OF DOG WASTE IN THE TOWN

Members are noting themselves of an increase in dog fouling, and complaints from the public have also risen. A meeting has been held with Dorset Council Waste Operations, particularly regarding the removal of the dog waste bin over the bridge onto Upton Heath. Whilst this was removed for operator health and safety in line with their operation regulations, the Town Council installed notices advising of the rational and informing where the nearest waste bin was, and also advising the dog waste could be taken home and placed in domestic waste bins. The problem still continues to Dorset Council are looking at this issue again, with perhaps a view to more permanent signage and/or increased enforcement.

The Town Council has requested additional visits from the Dog Warden on areas which have been identified as 'hot spots' – and it has been agreed to put up additional notices and highlight the penalties payable.

412/24 TO RECEIVE UPDATES FROM ENVIRONMENTAL CHAMPIONS

Lytchett Bay View	Several washed up boats present on the shoreline, and a small amount of litter. The new totems look good.
Street Furniture	The Outside Ops Team have commenced a refurbishment programme of seating using sustainable materials. Each bench will also have a unique reference and be plotted on a map for easier reference going forward.
Highways	Nothing to report.
Limberlost	No issues other than bus stop has some fly tipping and needs litter picking. This has been reported to Dorset Council for action.
Upton in Bloom	Nothing further to report.
Litter Bins	Dorset Council has agreed to supply bins to replace the old wooden ones formerly installed by Purbeck District Council. Further they will deliver and supply postcrete and fixings and our Outside Ops Team will install.
Upton Woods	Nothing to report.
Trees	Nothing to report..

413/24 TO RECEIVE FINANCIAL REPORT FOR ENVIRONMENT

The report was noted.

**414/24 ITEMS OF REPORT (INCLUDING PUBLICITY OPPORTUNITIES)
AND MATTERS FOR FUTURE AGENDAS.**

1. Mr Mike Brown commented very positively on the Trailway Sign. He has also advised that an invitation for the opening of the Cordite Trail will be sent to Cllr Griffin.

There being no further business, the Chair closed the meeting at 7.35 pm

Chair.....

Date.....

Appendix A

****ONLY TAKE ROLLING 12 MONTHS TO MEETING PLUS ANY not granted ****

MAENVPLANJan 2025 Appendix A - Dorset Council decisions at 13Jan2025

Month of Meeting	P.A. NUMBER	ADDRESS	Committee	LMUTC comments	DC DECISION	DC decision date
January 2025	P/FUL/2024/04189 APP/D1265/W/24/335 6177	8 The Axiom Centre Dorchester Rd Lytchett Minster BH16 6FE	21.01.2025			12.02.2025
January 2025	P/HOU/2024/07587	63 Sandy Lane Upton BH16 5EJ	21.01.2025		No DC decision @ 13.01.2025	
January 2025	P/PADM/2024/07436	Bere Farmhouse Wareham Road Lytchett Minster BH16 6ER	21.01.2025		No DC decision @ 13.01.2025	28.01.2025
January 2025	P/HOU/2024/06832	8 Slough Lane Upton BH16 5NB	21.01.2025		No DC decision @ 13.01.2025	21.01.2025
					No DC decision @ 13.01.2025	02.01.2025
December 2024	P/CLP/2024/06760	St Leonards Farm Old Wareham Road Corfe mullen BH21 3RZ	03.12.2024		Granted	10.12.2024
December 2024	P/HOU/2024/06573	18 Heights Approach Upton BH16 5QZ	03.12.2024		Granted	08.01.2025
December 2024	P/VOC/2024/06576	Landsouth of wessex Water's Bulbury Lane pumping station Bulbury Lane Lytchett Matravers	03.12.2024		n/a	n/a
December 2024	P/FUL/2024/02819	Land at Post Farm Lytchett Minster BH16 6AB	03.12.2024		n/a	n/a
December 2024	P/FUL/2024/06131	Post Green Farmhouse Post Green Farm Post Green Road Lytchett Minster BH16 6AP	03.12.2024		Granted	06.01.2025
December 2024	P/HOU/2024/06422	Home Lea Ropers Lane Upton Poole BH16 5HR	03.12.2024		Granted	23.12.2024
November 2024	P/HOU/2024/06074	172 Sandy Lane Upton BH16 5LY	05.11.2024		Granted	16.12.2024
November 2024	P/HOU/2024/05825	Springvale 18 Old Wareham Road Beacon Hill BH16 6AQ	05.11.2024		REFUSED	03.12.2024
November 2024	P/PAAC/2024/05758	Papushka Fields Dorchester Road Lytchett Minster Poole BH16 6FE	05.11.2024		PRIOR APPROVAL REFUSED	29.11.2024
November 2024	P/HOU/2024/05061	10 Pinewood Close Upton BH16 5LN	05.11.2024		Granted	28.11.2024
November 2024	P/HOU/2024/05509	The Old Post Office New Road Lytchett Minster BH16 6JQ	05.11.2024		Granted	22.11.2024
October 2024	P/FUL/2024/05324	Studiand Cottages Dorchester Road Lytchett Minster BH16 6JF	01.10.2024	No Objection	No DC decision @ 13.01.2025	15.10.2024
October 2024	P/HOU/2024/04893	20 Dorchester Road Upton BH16 5NR	01.10.2024	No Objection	Granted	28.11.2024
October 2024	P/CLP/2024/04837	St Leonards Farm Old Wareham Rd Corfe Mullen BH21 3RZ	01.10.2024	n/a	REFUSED	11.10.2024
October 2024	P/HOU/2024/04709	86 Tree Hamlets Upton BH16 5SB	01.10.2024	No Objection	Granted	15.10.2024
October 2024	P/FUL/2024/03248	140 Dorchester Road Upton BH16 5NX	01.10.2024	delegated : comment submitted by Ran	REFUSED	15.10.2024

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August 2024	P/HOU/2024/04069	27 Poole Road Upton BH16 5HX	20 August 2024	No Material Objection	Granted	24.09.2024
August 2024	P/FUL/2024/04189	8 The Axiom Centre Dorchester Road Lytchett Minster BH16 6FE	20 August 2024	No Material Objection	REFUSEC	19.09.2024
August 2024	P/HOU/2024/04273	Midsummer Cottage Organford Lane Organford BH16 6ET	20 August 2024	No Material Objection	match se	21.08.2024
August 2024	P/HOU/2024/04272	Midsummer Cottage Organford Lane Organford BH16 6ET	20 August 2024	No Material Objection	Granted	24.09.2024
July 2024	P/PACD/2024/03814	The Old Post Office New Road Lytchett Minster BH16 6JQ	23 July 2024		Granted	29.08.2024
July 2024	P/HOU/2024/03180	55 Beacon Park Road Upton BH16 5PD	23 July 2024		Granted	29.11.2024
July 2024	P/HOU/2024/03563	18 Ashbrook Walk Lytchett Minster BH16 6HY	23 July 2024		Granted	15.08.2024
July 2024	P/HOU/2024/03218	Tricketts Farm Old Wareham Rd Corfe Mullen BH21 3RZ	23 July 2024		Granted	23.08.2024
July 2024	P/ADV/2024/03277	The Bakers Arms Dorchester Road Lytchett Minster BH16 6JF	23 July 2024		Granted	19.09.2024
June 2024	P/FUL/2024/02164	Unit 2 Upton Industrial estate Factory Road Upton BH16 6SJ	25 June 2024		Granted	18.07.2027
June 2024	P/PALH/2024/03312	5 Invercauld Old Wareham Road Beacon Hill BH16 6AQ	25 June 2024		Prior Appr	30.07.2024
June 2024	P/CLP/2024/03217	Randalls Farmhouse Randalls Hill Lyctehitt Minster BH16 6AN	25 June 2024		Granted	09.08.2024
June 2024	P/HOU/2024/03179	22 Dorchester Road Upton BH16 5NR	25 June 2024		Granted	07.08.2024
June 2024	P/CLP/2024/03150	Post Green Farm Post Green Road Poole BH16 6AP	25 June 2024		REFUSEC	02.08.2024
June 2024	P/CLP/2024/03054	606 Blandford Road Upton Bh16 5EQ	25 June 2024		Granted	24.09.2024
June 2024	P/CLP/2024/02843	St Leonards Farm Old wareham Road Corfe Mullen BH21 3RZ	25 June 2024		REFUSED	22.07.2024
June 2024	P/NMA/2024/02892	10 Stonecroft Ropers Lane Upton BH16 5HR	25 June 2024		Granted	18.06.2024

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May 2024	P/HOU/2024/02735	44 Sandy Lane Upton BH16 5LX	21 May 2024	no plans on DC web	Granted	15.07.2024
May 2024	P/NMA/2024/02739	Tricketts Farm Old wareham Road Corfe Mullen BH21 3RZ	21 May 2024	n/a	REFUSED	14.06.2024
May 2024	P/NMA/2024/02734	13 Beacon Park Road Upton Bh16 5NZ	21 May 2024	n/a	Granted	13.06.2024
May 2024	P/FUL/2024/02164	Unit 2 Upton Industrial Estate Factory Road Upton BH16 5SJ	21 May 2024	No objection	Granted	18.07.2024
May 2024	P/HOU/2024/02571	612 Blandford Road Upton Bh16 5EQ	21 May 2024	No objection	Granted	08.07.2024
May 2024	P/HOU/2024/02503	3 Maylyn Road Beacon Hill BH16 6AH	21 May 2024	No objection	Granted	03.07.2024
May 2024	P/FUL/2024/01309	Papushka Fields Dorchester Road Lytchett Minster BH16 6FE	21 May 2024	No objection	Granted	15.05.2024
May 2024	P/HOU/2024/02112	1 Oak Road Upton BH16 5EA	21 May 2024	No objection	Granted	04.07.2024
May 2024	P/HOU/2024/01709	63 Sandy Lane Upton BH16 5EJ	21 May 2024	No objection	REFUSED	20.11.2024
May 2024	P/HOU/2024/02199	Denmer House Dorchester Road Lytchett Minster BH16 6HT	21 May 2024	No objection	Granted	18.06.2024
Apr 2024	P/FUL/2024/00394	Unit 9 The Courtyard Centre Cottage Farm Huntick Road Lytchett Minster BH16 6BA	23 Apr 2024		Granted	30.05.2024
Apr 2024	P/HOU/2024/00864	5 Purbeck Close Upton BH16 5LL	23 Apr 2024		Withdrawn	07.05.2024
Mar 2024	P/HOU/2024/01211	2 Pinewood Close, Upton BH16 5LN	26 Mar 2024		Granted	12.06.2024
Mar 2024	P/FUL/2024/00429	The Courtyard Centre Cottage Farm Huntick Road Litchett Minster Poole BH16 6BA	26 Mar 2024		Granted	18.04.2024
Mar 2024	P/LBC/2024/00392	The Courtyard Centre Cottage Farm Huntick Road Litchett Minster Poole BH16 6BA	26 Mar 2024		Granted	18.04.2024
Feb 2024	P/FUL/2024/00553	Land to the rear of 9 Coach Road Cottages Post Green Road Lytchett Minster BH16 6AP	27 feb 2024	No objection	REFUSED	23.05.2024
Feb 2024	P/LBC/2024/00393	Unit 9 The Courtyard Centre Cottage Farm Huntick Road Lytchett Matravers Poole BH16 6BA	27 feb 2024	No objection	Granted	22.03.2024
Feb 2024	P/CLE/2024/00555	Annexe 21 Fair View Old Wareham Road Beacon Hill BH16 6AQ	27 feb 2024	No objection	Granted	23.05.2024
Feb 2024	P/CSC/2024/00477	South Lytchett Manor Caravan Park Lytchett Minster Poole BH16 6JB	27 feb 2024	No objection Strongly Object: Overdevelopment of site; History of non compliance	No records currently match the search criteria	n/a
Feb 2024	P/CLP/2024/00389	Organford Manor Country Park Homes Organford BH16 6ES	27 feb 2024	No objection	Granted	20.03.2024
Feb 2024	P/FUL/2023/04088	The Courtyard Centre Cottage Farm Huntick Road Lytchett Matravers Poole BH16 6BA	27 feb 2024	No objection	Granted	29.02.2024

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Jan2024	P/FUL/2023/07465	Land adjacent to the existing French's Farm SANG	23Jan2024	No objection subject to PA meeting the Dorset Council 'loss of light to adjacent properties' criteria.	No DC decision @ 13.01.2025 No records currently match the search criteria	29.02.2024
Jan2024	P/FUL/2023/00284	Removal of conservatory and erection of a single storey rear extension	23Jan2024			08.02.2024
June 2022	P/FUL/2022/02722	The Nook The Crossways Upton BH16 5HB		OBJECTION: Restricted space on the site and inadequate access via unadopted Crossways lane		12.11.2024
October 2021	6/2021/0319	27 - 31 Dorchester Road			REFUSED No DC decision @ 13.01.2025	
June 2021	6/2021/0041	4 Poole Road			No DC decision @ 13.01.2025	
May 2020	6/2020/0169	6 Llewellyn Close			Granted	
February 2020	6/2019/0717	Land at Policemans Lane			No DC decision @13.01.2025	

LYTCHETT MINSTER & UPTON TOWN COUNCIL
PLANNING APPLICATIONS to be CONSIDERED at ENPLAN MEETING on
21 January 2025

P/HOU/2024/06832

LMUTC Comment:

Infill under covered way,
new garage building with
solar panels & new Juliet
balcony to first floor.
8 Slough Lane Upton
BH16 5NB
No objection

P/PADM/2024/07436

LMUTC Comment:

Demolish existing dwelling
house and replace with new
dwelling house. Services are
existing, access is existing.
Bere Farmhouse Wareham
Road Lytchett Minster
BH16 6ER
No objection

P/HOU/2024/07587

LMUTC Comment:

Raise the ridge of the roof
and convert the loft space to
form living accommodation
with dormer window and roof
lights.
63 Sandy Lane Upton
BH16 5EJ
No objection

P/FUL/2024/04189
APP/D1265/W/24/3356177

LMUTC Comment:

Appeal made by Pet Health
Partnership Vets, to the
Secretary of State against
refusal by Dorset Council.
Change of use to veterinary
clinic with works to facilitate
the change including
changes to windows and
doors.
8 The Axium Centre
Dorchester Road Lytchett
Minster
BH16 6FE
No objection