

## LYTCHETT MINSTER & UPTON TOWN COUNCIL

Minutes of the **ENPLAN** meeting held on **TUESDAY** the **22 April 2025** in the Council Chamber, 1 Moorland Parade, Moorland Way at 6.30 p.m.

**PRESENT:**

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

**Also in attendance:** Mrs K Cane, Town Clerk.

### 540/24 PUBLIC PARTICIPATION

There were no members of the public present.

### 541/24 DECLARATIONS OF INTEREST

No Declarations of Interest were received.

### 542/24 APOLOGIES FOR ABSENCE

Apologies were received from Councillor B Pipe, Councillor C Evans and Councillor D Wilson (non-business)

### 543/24 CLERKS REPORT (ENVIRONMENT):

- a) **Minute 171/22 Heritage Project:**  
Several sponsors have been secured, and Cllr Griffin has a planning meeting 23/4/25 with the Deputy Town Clerk to finalise the wording and place orders.
- b) **Minute 316/23 Request for a crossing in Dorchester Road, Lytchett Minster:** No further updates.
- c) **Minute 129/23 20 mph Speed Limit Sandy Lane and adjoining road.** No further updates.
- d) **Minute 269/23 Dorchester Road, Lytchett Minster Flooding.** No further updates,
- 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)** The Town Council agreed to support LMPC's request to Dorset Council for a speed limit reduction along Huntick Road. Members have also been included on the notes from the earlier meeting of all stakeholders, with a noted promise of an update from DC after Easter.
- f) **Update on EV Chargepoints – Dorset Council has advised the following:** The site is awaiting connectivity.
- g) **Minute 496/24 To consider Project Plan to Upgrade Land at Warbler Close** The Outside Operations Manager has commenced some preparatory work, which

involved reconfiguring the opening of the metal access gate and is in the process of seeking quotations for tree works and ground works.

#### **544/24 CORRESPONDENCE (ENVIRONMENT):**

None

#### **545/24 TO CONSIDER THE ACQUISITION OF A LEGEND ON THE BENCH SEAT**

It was **PROPOSED, SECONDED** and **RESOLVED** to purchase a Legend on the Bench seat unanimously.

#### **546/24 TO REVIEW COMMITTEE TERMS OF REFERENCE.**

The following changes to be made:

1.3 To elect Co-Chairmen and Vice-Chairman for each Civic Year. **The Vice-Chairman to act as Chairman in the absence of either Co-Chairmen.**

1.4 To oversee the following:

- Planning applications
- Lytchett Bay View
- Tree management, including tree planting
- Municipal flowerbeds
- Flooding
- Street furniture, such as litter bins, notice boards, bus shelters, dog waste bins, flag poles and **HERITAGE**
- 

It was **PROPOSED, SECONDED AND RECOMMENDED** to update the ENPLAN Terms of Reference as above.

#### **547/24 TO CONSIDER ADDITIONAL ROAD SAFETY SIGNAGE LOCATIONS FOR THE TOWN AS PER THE OFFER FROM THE OPCC IN CONJUNCTION WITH DORSET COUNCIL**

After discussion, it was **PROPOSED, SECONDED** and **RESOLVED** to request the following (as listed in order of priority):

1. Huntick Road
2. Blandford Road North as you exit off the A35 towards Aldi
3. Bakers Arms exit on to B3067 Lytchett Minster
4. Dorchester Road, Upton (near Jubilee Gardens/Swann Hill Gardens)

**548/24 TO CONSIDER SPEED LIMIT REDUCTION AT RANDALL'S HILL**

After discussion, it was **PROPOSED**, **SECONDED** and **RESOLVED** to request Dorset Council consider a speed limit reduction from 60 mph to 40 mph along Randall's Hill.

**549/24 TO RECEIVE UPDATES FROM ENVIRONMENT CHAMPIONS**

Lytchett Bay View	No issues.
Street Furniture	No issues.
Highways	To include the issue of HGV routes and signage at the next Highways meeting,
Limberlost	No issues.
Litter Bins	No issues..
Open Access	No issues.
Upton Woods	No issues.
Trees	No issues.

**550/24 CLERK'S REPORT (PLANNING)**

None

**551/24 CORRESPONDENCE (PLANNING)**

1. Members noted that a CIL payment of £392.67 was received via 'Assindia'.
2. DC advised that PA 6/2019/0717 Land at Policeman's Lane (92 dwellings) is likely to be determined under delegated powers as an approval in the near future in accordance with the Purbeck Local Plan.

**552/24 UPDATE ON NATIONAL PLANNING REFORM CHANGES**

No updates.

**553/24 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. A tree works application at The Yarrells was also noted.

**554/24 TO CONSIDER PLANNING APPLICATIONS:**

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

**555/24 ITEMS OF REPORT (INCLUDING PUBLICITY OPPORTUNITIES)  
AND MATTERS FOR FUTURE AGENDAS.**

Nothing to note.

**There being no further business, the Chair closed the meeting at 7.10 pm**

Chair.....

Date.....

DRAFT

## Appendix A

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

**MAENVPLANApr2025 Appendix A - Dorset Council decisions at 16 APR 2025**

Month of Meeting	P.A. NUMBER	ADDRESS	LMUTC C ENPLA N Commi tee Meetin g Date	LMUTC comments	DC DECISION	DC decision date
April 2025	P/HOU/2025/019 34	4 Guest Road Upton BH16 5LQ	22.04.2 025		No DC decision @ 16.04.2025	28.04.2025
April 2025	P/HOU/2025/020 08	20 Dorchester Road Upton BH16 5NR	22.04.2 025		No DC decision @ 16.04.2025	02.05.2025
April 2025	P/HOU/2025/017 09	9 Pearce Road Upton BH16 5LF	22.04.2 025		No DC decision @ 16.04.2025	22.04.2025
March 2025	P/HOU/2024/075 87	63 Sandy Lane Upton BH16 5EJ (to be considered Eastern Planning meeting )	25.03.2 025	No Objection	Granted	02.04.2025
March 2025	P/HOU/2025/014 25	92 Blandford Road North Beacon Hill BH16 6AD	25.03.2 025	No Objection	No DC decision @ 16.04.2025	03.04.2025
March 2025	P/CLP/2025/0133 0	18 Springvale Old Wareham Road Beacon Hill BH16 6AQ	25.03.2 025	No Objection	Granted	27.03.2025
March 2025	P/ADV/2025/013 42	The Bakers Arms Dorchester Rd Lytchett Minster BH16 6JF	25.03.2 025	No Objection	No DC decision @ 16.04.2025	01.04.2025
March 2025	P/HOU/2025/013 11	4 Oaklea Heatherdell Upton BH16 5UG	25.03.2 025	No Objection	No DC decision @ 16.04.2025	27.03.2025
March 2025	P/CLP/2025/0122 7	5 Hop Close Upton BH16 5RG	25.03.2 025	No Objection	No DC decision @ 16.04.2025	n/a
February 2025	P/HOU/2025/008 10	620 Blandford Road Upton BH16 5EQ	25.02.2 025	No Objection	WITHDRAWN	31.03.2025
February	P/OUT/2024/076	29-31 Dorchester Road Upton BH16 5NJ	25.02.2	Objection	No DC decision @	04.03.2025

## Appendix A

2025	27		025	16.04.2025	
January 2025	APP/D1265/W/24/3356177	8 The Axiom Centre Dorchester Rd Lytchett Minster BH16 6FE	21.01.2025	No records currently match the search criteria	12.02.2025
January 2025	P/FUL/2024/04189	8 The Axiom Centre Dorchester Rd Lytchett Minster BH16 6FE	21.01.2025	REFUSED 19.09.2024	12.02.2025
January 2025	P/HOU/2024/07587	63 Sandy Lane Upton BH16 5EJ	21.01.2025	Granted	02.04.2025
January 2025	P/PADM/2024/07436	Bere Farmhouse Wareham Road Lytchett Minster BH16 6ER	21.01.2025	No records currently match the search criteria	21.01.2025
January 2025	P/HOU/2024/06832	8 Slough Lane Upton BH16 5NB	21.01.2025	Granted	30.01.2025
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	P/PAAC/2024/05	Papushka Fields Dorchester Road Lytchett	05.11.2	PRIOR APPROVAL	29.11.2024

## Appendix A

2024	758	Minster Poole BH16 6FE	024		REFUSED	
November 2024	P/HOU/2024/05061	10 Pinewood Close Upton BH16 5LN	05.11.2024	No Objection	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	Studland Cottages Dorchester Road Lytchett Minster BH16 6JF	01.10.2024	No Objection	Granted	07.03.2025
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 delegated : comment submitted by Ron	Granted	15.10.2024
October 2024	P/FUL/2024/03248	140 Dorchester Road Upton BH16 5NX	01.10.2024		REFUSED	15.10.2024
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	REFUSED	19.09.2024
August 2024	P/HOU/2024/04273	Midsummer Cottage Organford Lane Organford BH16 6ET	20 August 2024	No Material Objection	No records match search criteria	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

## Appendix A

July 2024	P/HOU/2024/031 80	55 Beacon Park Road Upton BH16 5PD	23 July 2024	Granted	29.11.2024
July 2024	P/HOU/2024/035 63	18 Ashbrook Walk Lytchett Minster BH16 6HY	23 July 2024	Granted	15.08.2024
July 2024	P/HOU/2024/032 18	Tricketts Farm Old Wareham Rd Corfe Mullen BH21 3RZ	23 July 2024	Granted	23.08.2024
July 2024	P/ADV/2024/032 77	The Bakers Arms Dorchester Road Lytchett Minster BH16 6JF	23 July 2024	Granted	19.09.2024
June 2024	P/FUL/2024/0216 4	Unit 2 Upton Industrial estate Factory Road Upton BH16 6SJ	25 June 2024	Granted	18.07.2027
June 2024	P/PALH/2024/03 312	5 Invercauld Old Wareham Road Beacon Hill BH16 6AQ	25 June 2024	Prior Approval Not Required	30.07.2024
June 2024	P/CLP/2024/0321 7	Randalls Farmhouse Randalls Hill Lyctehth Minster BH16 6AN	25 June 2024	Granted	09.08.2024
June 2024	P/HOU/2024/031 79	22 Dorchester Road Upton BH16 5NR	25 June 2024	Granted	07.08.2024
June 2024	P/CLP/2024/0315 0	Post Green Farm Post Green Road Poole BH16 6AP	25 June 2024	REFUSED	02.08.2024
June 2024	P/CLP/2024/0305 4	606 Blandford Road Upton Bh16 5EQ	25 June 2024	Granted	24.09.2024
June 2024	P/CLP/2024/0284 3	St Leonards Farm Old wareham Road Corfe Mullen BH21 3RZ	25 June 2024	REFUSED	22.07.2024
June 2024	P/NMA/2024/028 92	10 Stonecroft Ropers Lane Upton BH16 5HR	25 June 2024	Granted	18.06.2024
May 2024	P/HOU/2024/027	44 Sandy Lane Upton BH16 5LX	21 May no plans on	Granted	15.07.2024

## Appendix A

	35		2024	DC web		
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
Jan2024 October 2021	P/FUL/2023/07465 6/2021/0319	Land adjacent to the existing French's Farm SANG 27 - 31 Dorchester Road	23Jan2024	No objection	No DC decision @ 16.04.2025	29.02.2024
June 2021 February 2020	6/2021/0041 6/2019/0717	4 Poole Road Land at Policemans Lane			No DC decision @ 16.04.2025	

## Appendix B

### LYTCHETT MINSTER & UPTON TOWN COUNCIL PLANNING APPLICATIONS to be CONSIDERED at ENPLAN MEETING on 22 April 2025

P/HOU/2025/01709

Erect single storey rear extension & first floor side extension. Material finish change to elevations.  
9 Pearce Road, Upton  
BH16 5LF

LMUTC Comment:

No objection.  
Note and endorse  
Tree Officer comments.

P/HOU/2025/02008

Proposed single storey side and rear extensions.  
20 Dorchester Road,  
Upton, BH16 5NR

LMUTC Comment:

No objection.

**Appendix B**

**LYTCHETT MINSTER & UPTON TOWN COUNCIL  
PLANNING APPLICATIONS to be CONSIDERED at ENPLAN MEETING on  
22 April 2025**

DRAFT