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WESTERN AND SOUTHERN AREA PLANNING COMMITTEE

MINUTES OF MEETING HELD ON THURSDAY 25 JULY 2024

Present: Cllrs Dave Bolwell (Chair), Neil Eysenck (Vice-Chair), Louise Bown, Simon Christopher, Paul Kimber, Craig Monks, Pete Roper, David Shortell and Kate Wheller

Apologies: Cllrs David Northam and Louie O'Leary

Officers present (for all or part of the meeting):

Ann Collins (Area Manager – Western and Southern Team), Philip Crowther (Legal Business Partner - Regulatory), Joshua Kennedy (Democratic Services Officer), Megan Rochester (Democratic Services Officer) and Katrina Trevett (Development Management Team Leader)

15. Declarations of Interest

No declarations of disclosable pecuniary interests were made at the meeting.

16. Minutes

The minutes of the meeting held on 20 June 2024 were confirmed and signed.

17. Planning Applications

Members considered written reports submitted on planning applications as set out below.

18. Application P/LBC/2024/02588 8 Custom House, Custom House Quay, Weymouth, DT4 8BE

The Development Management Team Leader presented both applications P/LBC/2024/02588 and P/ADV/2024/02643, as they were both relating to the same building on Custom House Quay in Weymouth. It was explained that the applications were for listed building consent and advertisement consent, for a painted mural on the external wall to commemorate the 200th anniversary of the RNLI.

The location of the application site within Weymouth was shown on a map and the end wall where the proposed mural would be located was highlighted. Photographs of the front and side of the grade II listed building were provided,

showing the significance of the building in contributing to the overall character of the area. It was noted that there were a number of designated and non-designated heritage assets in the surrounding area.

The existing and proposed elevations of the side of the building were shown, providing the scale and design of the proposed mural and how it would impact the current look of the building. The Development Management Team Leader explained that in its current state the mural was considered too overbearing in terms of scale, colour, finish and design to be considered acceptable, as the impact on the Weymouth Town Centre Conservation Area (not being preserved or enhanced) and the overall character of the area would be too significant.

Photographs of other murals in the surrounding area were also provided, with special attention being brought to one of a similar scale on a building nearby, however the design was more subtle and it was not painted onto a listed building.

It was explained that in its current form, the applications for both the Listed Building Consent and Advertisement Consent were considered unacceptable due to the size and design of the mural and the impact on the listed building and character of the area.

Public representation was received from Mr Miell and Mr Stonham, who both spoke in support of the application as representatives of the RNLI. They explained the positive impact that the mural would have on raising awareness for the RNLI and increasing donations to the charity. They also spoke about the large amount of public support for the mural and the positive feedback they had had from members of the public.

In response to questions from members, the Development Management Team Leader stated that the mural is considered unacceptable in its current form and conditioning the lifespan of the mural would not change the recommendation. Also, should the committee be minded to approve the application, then they would be able to condition a maintenance schedule, to ensure the murals upkeep.

Having had the opportunity to discuss the merits of the application, several members expressed support for the mural and gave the view that the mural caused less than significant harm to the area, whilst acknowledging the mural would also help to support the RNLI. It was also expressed that Weymouth Town Council were in support of the application and there was not an objection from the Conservation Officer.

The meeting adjourned at 10:47 – 10:59 to allow officers to draft conditions for the approval of the application.

Members were presented with the list of draft conditions that would be added should they vote to grant the application.

It was considered that the public benefits of supporting the RNLI, as a national life saving charity, outweighed the less than substantial harm that would be caused to the character of the area and the listed building.

Proposed by Cllr Wheller and seconded by Cllr Kimber.

Decision: That authority be delegated to the Head of Planning and Service Manager for Development Management and Enforcement to grant subject to the conditions as set out in the appendix to these minutes.

19. **Application P/ADV/2024/02643 8 Custom House, Custom House Quay, Weymouth, DT4 8BE**

Proposed by Cllr Wheller and seconded by Cllr Kimber.

Decision: That authority be delegated to the Head of Planning and Service Manager for Development Management and Enforcement to grant subject to the conditions as set out in the appendix to these minutes.

20. **Urgent items**

There were no urgent items.

21. **Exempt Business**

There was no exempt business.

Decision List

Duration of meeting: 10.00 - 11.08 am

Chairman

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Western & Southern Area Planning Committee 25 July 2024 Decision List

Application: P/LBC/2024/02588

Site Address: 8 Custom House, Custom House Quay, Weymouth, DT4 8BE

Proposal: External works for a painted mural on building's east elevation to commemorate the RNLI's 200th Anniversary.

Recommendation: REFUSE

Decision: That authority be delegated to the Head of Planning and Service Manager for Development Management and Enforcement to grant subject to the conditions set out below.

1. The work to which this listed building consent relates must be begun not later than the expiration of three years beginning with the date on which the consent is granted.

Reason: This condition is required to be imposed by reason of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).

2. The works hereby permitted shall be carried out in accordance with the following approved plans:

1559/01 Location Plan

1559/02 Existing and Proposed East (side) Elevation

Reason: To preserve the architectural and historical qualities of the building.

3. Prior to works commencing, a maintenance scheme/schedule of the mural hereby granted, shall be submitted to and approved in writing by the Local Planning Authority. This will include monitoring timescales. Thereafter, the development shall proceed and be maintained in accordance with the approved details.

Reason: To preserve visual amenity and the character, appearance and setting of designated and non-designated heritage assets.

4. Prior to commencement of painting of the mural, the type of paint and colour paint charts to confirm the intended paint colours shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, the development shall proceed in accordance with the approved details and retained with such type/colours as agreed.

Reason: To preserve visual amenity and the character, appearance and setting of designated and non-designated heritage assets.

5. Prior to commencement of painting of the mural, details of a plaque providing public interpretation of the mural which shall include details of location, scale, materials, means of attachment to the building and colour of the plaque, shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, the plaque shall be erected prior to completion of the mural and shall thereafter be retained.

Reason: In the interests of the character and appearance of the listed building.

Application: P/ADV/2024/02643

Site Address: 8 Custom House Custom House Quay Weymouth DT4 8BE

Proposal: Painted mural on building's east elevation to commemorate the RNLI's 200th Anniversary including 'RNLI logo and flag'.

Recommendation: REFUSE

Decision: That authority be delegated to the Head of Planning and Service Manager for Development Management and Enforcement to grant subject to the conditions set out below.

1. The development hereby permitted shall be carried out in accordance with the following approved plans:

1559/01 Location plan

1559/02 Existing & Proposed East (side) Elevation

Reason: For the avoidance of doubt and in the interests of proper planning.

2. No advertisement is to be displayed without the permission of the owner of the site or any other person with an interest in the site entitled to grant permission.

Reason: As is required by Regulation 14 and Schedule 2 of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

3. No advertisement shall be sited or displayed so as to; a) danger persons using any highway, railway, waterway, dock, harbour or aerodrome (civil or military); b) obscure, or hinder the ready interpretation of, any traffic sign, railway signal or aid to navigation by water or air; or c) hinder the operation of any device used for the purposes of security or surveillance or for measuring the speed of any vehicle.

Reason: As is required by Regulation 14 and Schedule 2 of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

4. Any advertisement displayed, and any site used for the display of advertisements, shall be maintained in a condition that does not impair the visual amenity of the site.

Reason: As is required by Regulation 14 and Schedule 2 of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

5. Any structure or hoarding erected or used principally for the purpose of displaying advertisements shall be maintained in a condition that does not endanger the public.

Reason: As is required by Regulation 14 and Schedule 2 of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

6. Where an advertisement is required under these Regulations to be removed, the site shall be left in a condition that does not endanger the public or impair visual amenity.

Reason: As is required by Regulation 14 and Schedule 2 of the Town and Country Planning (Control of Advertisements) (England) Regulations 2007.

7. Prior to works commencing, a maintenance scheme/schedule of the mural hereby granted, shall be submitted to and approved in writing by the Local Planning Authority. This will include monitoring timescales. Thereafter, the development shall proceed and be maintained in accordance with the approved details.

Reason: To preserve visual amenity and the character, appearance and setting of designated and non-designated heritage assets.

8. Prior to commencement of painting of the mural, the type of paint and colour paint charts to confirm the intended paint colours shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, the development shall proceed in accordance with the approved details and retained with such type/colours as agreed.

Reason: To preserve visual amenity and the character, appearance and setting of designated and non-designated heritage assets.

9. Prior to commencement of painting of the mural, details of a plaque providing public interpretation of the mural which shall include details of location, scale, materials, means of attachment to the building and colour of the plaque, shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, the plaque shall be erected prior to completion of the mural and shall thereafter be retained.

Reason: In the interests of the character and appearance of the listed building

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