

Northern Area Planning Committee

Date: Tuesday, 4 August 2026
Time: 10.00 am
Venue: Stour Hall - The Exchange, Old Market Hill, Sturminster Newton, DT10 1FH

Members (Quorum: 6)

Richard Crabb (Chair), Carl Woode (Vice-Chair), Alex Brenton, Barrie Cooper, Les Fry, Sherry Jespersen, Carole Jones, Rory Major, Val Potheary, Belinda Ridout and Steve Murcer.

Chief Executive: Catherine Howe, County Hall, Dorchester, Dorset DT1 1XJ.

For more information about this agenda please contact Democratic & Governance Services
Meeting Contact: 01305 224877 - john.miles@dorsetcouncil.gov.uk.

Members of the public are welcome to attend this meeting, apart from any items listed in the exempt part of this agenda. If you would like to attend this meeting and have any specific requirements please contact the Democratic Services Officer named above.

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Agenda

Item	Pages
1. APOLOGIES	
To receive any apologies for absence.	
2. DECLARATIONS OF INTEREST	
To disclose any pecuniary, other registerable or non-registerable interests as set out in the adopted Code of Conduct. In making their disclosure councillors are asked to state the agenda item, the nature of the interest and any action they propose to take as part of their declaration.	
If required, further advice should be sought from the Monitoring Officer in advance of the meeting.	

3. MINUTES

To confirm the minutes of the meeting held on 30 June 2026.

4. REGISTRATION FOR PUBLIC SPEAKING AND STATEMENTS

Members of the public wishing to speak to the Committee on a planning application should notify the Democratic Services Officer listed on the front of this agenda. This must be done no later than two clear working days before the meeting. Please refer to the Guide to Public Speaking at Planning Committee. [Guide to Public Speaking at Planning Committee](#)

The deadline for notifying a request to speak is 8.30am on 31st July 2026.

5. **P/OUT/2025/06076, LAND OFF MANSTON ROAD, STURMINSTER NEWTON, DT10 1AF.** 5- 41

Erection of up to 50 no. dwellings, including provision of public open space, drainage & ancillary works (outline application to determine access only).

6. **P/FUL/2025/05229, PLEYDELLS FARM, LOWER STREET OKEFORD FITZPAINE, DORSET, DT11 0RQ.** 43- 75

Erection of 19no. dwellings & amenity space with access from Lower Street.

7. **P/MPO/2026/01652, WEST OF SHAFTESBURY ROAD AT, LAND SOUTH OF GILLINGHAM, SHAFTESBURY ROAD, GILLINGHAM.** 77- 87

Modification of S106 Deed of Variation dated 2nd April 2024 to remove Clause 2.8 under Schedule 2 which reads 'no more than 30% of the Intermediate Units shall be Discounted Market Units'.

8. URGENT ITEMS

To consider any items of business which the Chairman has had prior notification and considers to be urgent pursuant to section 100B (4) b) of the Local Government Act 1972.

The reason for the urgency shall be recorded in the minutes.

9. EXEMPT BUSINESS

To move the exclusion of the press and the public for the following item in view of the likely disclosure of exempt information within the meaning of paragraph x of schedule 12 A to the Local Government Act 1972 (as amended). The public and the press will be asked to leave the meeting whilst the item of business is considered.

There are no exempt items scheduled for this meeting.