

Western & Southern Area Planning Committee

13 December 2022

Decision List

Application Reference: P/FUL/2022/02660

Application Site: Fishing Lake Charity Farm Litton Cheney DT2 9AP

Proposal: Continued use of agricultural land as a camping site, Retention of static caravan, log cabin for use as farm/site shop and café, WC shed, storage building, laying of hard standing and tracks for internal access and parking - Erect shower/toilet block

Recommendation: Refuse planning permission

Decision: To delegate authority to the Head of Planning and Service Manager for Development Management and Enforcement to grant planning permission subject to conditions and completion of a S106 Agreement to tie the ownership of the campsite to Charity Farm.

Conditions

1. 3 year time limit
2. Approved plans list
3. Landscape implementation and maintenance
4. Seasonal restriction, 1st April to 30th September with no overwinter storage of caravans.
5. Seasonal occupancy of manager's accommodation
6. Manager's accommodation only to be occupied by persons employed at the campsite.
7. Materials
8. Maximum of 29 pitches
9. Submission of a flood warning and evacuation plan

S106 agreement to tie the campsite to Charity Farm

Application Reference: P/FUL/2022/05509

Application Site: Scoutland, Land opposite Holy Trinity Burial Ground, Beaminster, DT8 3FF

Proposal: Re-erection of open sided shelter sited adjacent to existing scout hut

Recommendation: GRANT planning permission subject to conditions.

Decision: To Grant subject to the following conditions:

1. The development to which this permission relates must be begun not later than the expiration of three years beginning with the date of this permission.

Reason: This condition is required to be imposed by Section 91 of the Town and Country Planning Act 1990 (as amended).

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

Location & Block Plan
Proposed Floor Plan & Elevation – A 01

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

3. The reused metal sheeting roofing material to be used for the roof of the shelter is to remain the existing olive green colour; and the timber posts shall only be treated with clear, protective wood preservatives in order to retain the natural timber colour. Thereafter, the shelter shall be retained as such.

Reason: In the interests of visual amenity within the Dorset AONB .

Informative: National Planning Policy Framework Statement

In accordance with paragraph 38 of the NPPF the council, as local planning authority, takes a positive approach to development proposals and is focused on providing sustainable development.

The council works with applicants/agents in a positive and proactive manner by:

- offering a pre-application advice service, and
- as appropriate updating applications/agents of any issues that may arise in the processing of their application and where possible suggesting solutions.

In this case:

- The applicant/agent was updated of any issues and provided with the opportunity to address issues identified by the case officer.