

## Dorchester Town Council Planning Committee Special Meeting 30 September 2009

The only business of the meeting was the Outline Planning Application for Poundbury Phases 3 and 4. It was attended by seven councillors, two Duchy representatives, the Maiden Castle Farm tenant, six members of the public and two local press.

At the beginning of the meeting the coordinator made a statement which at first appeared to rule out discussion of the Countryside Access aspect of the application but after further clarification, the public was allowed to speak on that subject.

Peter James and Malcolm Savage on behalf of the developers gave a presentation on the scope of the proposed development in very broad terms. They barely mentioned Countryside Access. The committee's main concern was the adequacy of the provisions for water run-off.

David Green was invited to speak on behalf of the Ramblers and he outlined the Ramblers objections to the application, based on lack of compliance of the Countryside Access Statement with the 2006 Poundbury Development Brief and Local Plan policies.

Peter Evans spoke on behalf of the South Dorset Ramblers Rural Access Campaign. He went over the history of the local Ramblers negotiations with the Duchy, stressing that all attempts to find a compromise solution had failed.

Roland Tarr reminded the committee that the likely problems with Countryside Access from Poundbury towards Maiden Castle had been identified years before and had been set out in the Officer's comments on John Hoskin and Sons' representations during the Development Brief consultation. He felt that the likely problems had been largely ignored by the Developers but that solutions could and should be found before the application is approved.

John Hoskin spoke on the problems with vandalism and badly controlled dogs he had to deal with on Maiden Castle Farm and on the open access land he grazed. He outlined the costs he had to meet to replace stolen and vandalised equipment.

The discussion within the committee shifted to possible ways in which better access towards Maiden Castle could be provided which still addressed the tenant's concerns.

The Committee took the decision to recommend that no objection to the application be made but that a recommendation be included to the effect that the developers should engage with the 'Countryside Access Agency' (presumably DCC Environment and Planning) and other interested parties such as the Ramblers to find a solution to the Maiden Castle access problem.