

**Minutes of the Meeting of  
CHURCH CROOKHAM PARISH COUNCIL  
PLANNING COMMITTEE**

**Date and Time:** Monday 13<sup>th</sup> October 2014 – 7.30pm

**Place:** Willis Hall, Sandy Lane, Church Crookham

**Present:**

**Councillors:** Michael Burford (MB) (Chairman), Helen Butler (HB), Pat Lowe (PL), Annette Whibley (AW), Nick Harris (NH)

**Also present:** Jayne Hawkins Clerk  
Cllr R Jackson

There were no members of the public present.

*Action*

**203/14 Apologies for Absence**

Apologies were received from Gill Butler (GB)(HDC)

**204/14 To Approve the minutes**

The minutes of the meeting held on Monday 6<sup>th</sup> October 2014 were signed as a true record of the meeting.

Cllr H Butler arrived at 7.39pm

**205/14 Dispensations – to receive any written request for disclosable pecuniary interest dispensations from members.**

No requests were received.

**206/14 Declarations of Interest relating to any item on the agenda**

Cllr Butler declared a personal interest in the application for 3 Carlton Crescent as she knows the applicant.

**207/14 Chairman's Announcements**

The Chairman made the following announcement:

- A letter has been received from a member of the public regarding the Council's response to the planning application at 55 Pine Grove. The Clerk has responded by explaining the consultation process and referring the person to the appropriate planning officer at Hart DC.

**208/14 Public Session - this is an opportunity for members of the public to bring matters to the attention of the Planning Committee. There were no members of the public present.**

**209/14 Consideration of current Planning Applications:**

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| <b>Reference:</b> | 14/02095/HMC  |
| <b>Address:</b>   | 3 Carlton Crescent Church Crookham Fleet GU52 6AP   |
| <b>Proposal:</b>  | Erection of two storey front extension.   |
| <b>Decision:</b>  | <b>No objection</b> Proposed HB, seconded NH 3 in favour, 1 abstention (MB), 1 objection (PL) |



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|-------------------|---|
| <b>Reference:</b> | 14/01846/MAJOR  |
| <b>Address:</b>   | Stillers Farm Ewshot Lane Ewshot Farnham Surrey GU10 5BT  |
| <b>Proposal:</b>  | Outline application for up to 72 dwellings (including affordable housing) with associated landscaping, open space, car parking and vehicular and pedestrian access from adjacent Crookham Park development. All Matters other than means of access are reserved for consideration at a later date.  |
| <b>Decision:</b>  | <p>Church Crookham Parish Council should request the following S106 contributions should the additional 72 houses at Stillers Farm be granted permission as new residents will be using the facilities on the main Crookham Park estate increasing the maintenance requirements:</p> <ol style="list-style-type: none"><li>1. <b>£90,792</b> towards the provision of additional parking spaces at the Community Centre, provision of changing facilities for the sports field in a separate building and a contribution to the maintenance of the Community Centre.</li><li>2. <b>£8,257</b> financial contribution towards the provision of a skate park to be sited on the Crookham Park open spaces.</li><li>3. <b>£41,248</b> financial contribution to pay the additional expected costs for grounds maintenance on the Crookham Park development.</li></ol> <p>This would give a total contribution of <b>£140,299</b>.</p> <p>The Council object to this application on the following grounds:</p> <ol style="list-style-type: none"><li>1. Increased risk of flooding. There are already flooding issues on this section of Ewshot Lane that seem to come from this site.</li><li>2. Increased pressure on the highways including through Crookham Park and onto Sandy Lane, and using the 2 new roundabouts which are already raising concerns from residents. Further consideration should be given to extra parking outside Tweseldown Infant School at school run times. Local residents are already complaining about access and highways obstruction. Assurance is required that the access roads are suitable for the increase in traffic that would be caused by this additional proposed development</li><li>3. More traffic calming would be required on Sandy Lane and Aldershot Road, the current pedestrian crossing at the junction of Gables Road and Aldershot Road is inadequate. This crossing should comply with a recent safety audit recommending anti-skid surfacing and SLOW signs on the road. This is likely to be a safe route to school for children from this site.</li><li>4. Concern that Crookham Park SANGS is not yet fit for purpose, and requires more promotion to encourage use of it. The Management Schedule requires revision, the Parish Council are prepared to offer local opinion and comment before the Schedule is agreed, by suitable</li></ol> |



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|  | <p>authorities which would hopefully include Natural England.</p> <p>5. The current bus services are not sustainable and alternative forms of transport would need to be promoted or more parking provided.</p> <p>6. The Council would expect S106 contributions in line with the number of houses expected to use the Crookham Park facilities.</p> <p>7. Developer contributions should be agreed for adequate provision of <u>local</u> school places, especially keeping in mind the requirement for an extra temporary classroom at the newly opened Tweseldown Infant School and the expansion of Crookham Junior School and Calthorpe Park. The education contribution should be used to provide for all families that require local i.e. Church Crookham and Fleet, state school places from the Crookham Park development.</p> <p>8. The Parish Council note the absence of the provision for extra SANG which was present in the pre-application consultation and would like to be informed as to why this additional provision has been removed and the developer's intentions for this land.</p> <p>9. The Parish Council also note that the number of dwellings has increased by 20% from the pre-application consultation to 72.</p> <p>10. The Parish Council would like to see consideration given to communication with the existing business park at Stiller Farm, who has security concerns.</p> |
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**210/14 Review of information from the weekly lists**

**Decisions:**

**Reference** 14/01790/HMC  
**Address** 3 Laburnum Gardens Church Crookham Fleet Hampshire GU52 8UZ  
**Proposal** Erection of a single storey infill extension to front  
**Status** GrantPermission  
**CCPC comment** No objection

**Reference** 14/01742/HMC  
**Address** 27 Ferndale Road Church Crookham  
Fleet Hampshire GU52 6LN  
**Proposal** Erection of a single storey rear  
extension  
**Status** GrantPermission  
**CCPC comment** Objection



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|---------------------|---|
| <b>Reference</b>    | 11/00001/CON5   |
| <b>Address</b>      | Queen Elizabeth Barracks Sandy Lane Church<br>Crookham Fleet Hampshire GU13 0BF   |
| <b>Proposal</b>     | Discharge of Condition 19 - surface water drainage -<br>relating to phase 2G pursuant to planning application<br>11/00001/MAJOR; Hybrid planning application  |
| <b>Status</b>       | Not Available   |
| <br>                |   |
| <b>Reference</b>    | 14/01831/HMC  |
| <b>Address</b>      | Magnolia Cottage Atbara Road Church Crookham Fleet Hampshire GU52 8JZ   |
| <b>Proposal</b>     | Erection of a first floor extension above existing garage, with balcony over<br>existing flat roof.   |
| <b>Status</b>       | Grant Permission  |
| <b>CCPC comment</b> | No objection  |
| <br>                |   |
| <b>Reference</b>    | 14/01608/FUL  |
| <b>Address</b>      | 33 Gally Hill Road Church Crookham Fleet GU52 6PU   |
| <b>Proposal</b>     | Erection of 3 new dwelling following the demolition of the existing house   |
| <b>Status</b>       | Refuse Permission:<br>1. The proposed development would result in a cramped form of<br>development which would be out of keeping and harmful to the character<br>of the local area. The backland type of development proposed for plot 3,<br>and the height of the dwellings for plots 1 and 2 would also be out of<br>keeping and harmful to the character of the local area. As such the proposal<br>would be contrary to saved local plan policies GEN1, GEN4 and URB12 and<br>the guidance in the NPPF.<br>2 There is a poor relationship between proposed plot 2 and plot 3 as the<br>dwelling in plot 2 would look directly into the garden of plot 3 at a distance<br>of only 11.4 metres which results in unacceptable overlooking and poor<br>quality rear garden space for the future occupiers of plot 3. As such the<br>proposal would be contrary to saved local plan policies GEN1 and URB12.<br>3 In the absence of sufficient tree protection details, it is not possible to<br>determine, with any degree of certainty, that the proposed development<br>would not have an adverse impact on the health of the protected trees on<br>the site/ adjoining sites. As such the proposal is contrary to saved policy<br>CON8 of the Hart District Local Plan.<br>4 The proposed development is located on a site where the trees are<br>protected. The size of the proposed dwellings and associated plot sizes, and<br>their proximity to numerous trees, would result in pressure to fell some of<br>the trees which it would not be reasonably possible to resist in order to<br>permit a reasonable level of amenity for the occupiers. This would be<br>detrimental to the visual amenities of the area. As such the proposal is<br>contrary to saved policy CON8 in the adopted Hart District Local Plan<br>(Replacement) 1996-2006. ngs following the demolition of the existing<br>house |
| <b>CCPC comment</b> | Objection   |



**Reference** 11/00001/CON15  
**Address** Queen Elizabeth Barracks Sandy Lane Church Crookham Fleet Hampshire GU13 0BF  
**Proposal** Discharge of Condition 18 - Drainage scheme - relating to phase 1c (Wakefords Copse) pursuant to planning application 11/00001/MAJOR; Hybrid planning application  
**Status** Not Available

**Reference** 11/00001/CON4  
**Address** Queen Elizabeth Barracks Sandy Lane Church Crookham Fleet Hampshire GU13 0BF  
**Proposal** Discharge of Condition 18 - drainage - relating to phase 2G pursuant to planning application 11/00001/MAJOR; Hybrid planning application  
**Status** Not Available

**Reference** 14/01865/HMC  
**Address** 17 Compton Road Church Crookham Fleet GU52 6JF  
**Proposal** Erection of a two storey side extension, following demolition of attached garage  
**Status** GrantPermission  
**CCPC comment** No objection

**Reference** 14/01856/HMC  
**Address** 114 Gally Hill Road Church Crookham Fleet GU52 6RX  
**Proposal** Conversion of a bungalow with rooms in the roof to a two storey dwellinghouse and erection of a single storey rear extension.  
**Status** Refuse Permission: The bulk and design of the proposed development represents a poor architectural composition with its prominence being a discordant feature, out of keeping with the existing building and detrimental to the character of the area. As such this would be contrary to save polices GEN1, GEN4 and URB16 of the Hart District Local Plan (as amended) and advice in the NPPF.  
**CCPC comment** No objection

**TPOs:**

**Reference** 14/02413/EXP  
**Address** 89B Aldershot Road Church Crookham Fleet Hampshire GU52 8JY  
**Proposal** NOTIFICATION OF EXEMPT WORKS TO TREES Removal of dead Pine Tree  
**Status** Answered

**Appeals:**



**Reference** 14/01555/HMC  
**Address** 5 Moore Road Church Crookham Fleet GU52  
6JB  
**Proposal** To fit a ballustrade around a flat roof.  
**Status** Refuse Permission  
**Appeal** Appeal In Progress  
**Status**

**Enforcements:**

**Enforcement Cases Closed Between 24 September 2014 and 30 September 2014**

Date Closed 30/09/2014  
Case 14/00198/OPERAT  
Address 8 Hawkwell Church Crookham Fleet Hampshire GU52 8XF  
Complaint: Erection of a shed on the car parking space  
Conclusion: Not Expedient to take enforcement action

**211/14 Dates of the next Hart DC planning committee meeting:** 12<sup>th</sup> November 2014

**212/14 Date of next meeting:** 27<sup>th</sup> October, 2014.

There being no further business, the meeting closed at 7.52pm.

Signed.....

Date.....