

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

**Date and Time:** Monday 14<sup>th</sup> April 2014 – 7.30pm

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

**Present:**

Councillors: Michael Burford, (MB) (Chairman), Helen Butler (HB), Pat Lowe (PL), Jenny Radley (JR), Gill Butler (GB) (HDC)

Also present: Sally du Gay Deputy clerk  
Cllr Harris (CCPC)

2 members of the public (including Cllr Harris)

*Action*

**64/14 Apologies for Absence**

No apologies have been received.

**65/14 To Approve the minutes**

The minutes of the meeting held on 24<sup>th</sup> March 2014 were signed as a true record of the meeting.

**66/14 Dispensations – to receive any written request for disclosable pecuniary interest dispensations from members.**

No requests were received.

**67/14 Declarations of Interest relating to any item on the agenda**

No declarations were received.

**68/14 Chairman's Announcements**

- Hart DC will be consulting on strategic growth options for Hart. The consultation is due to start in July/August 2014 and will set out how much new housing is needed in Hart. A range of alternative planning strategies will be available for comment. Currently Hart are asking for comments on the following background documents:
  - **Sustainability Appraisal Scoping Report** – a technical background document that identifies the sustainability issues in Hart and the objectives used to appraise different plans.
  - **Draft statement of Community Involvement: second revision** – an update of the Council's approach towards community involvement on local plan consultations and planning applications. The consultation closes on 16<sup>th</sup> May and will be included on this committee's next agenda on 28<sup>th</sup> April.
- The Planning Inspectorate has granted permission for 100 houses on the site previously identified as employment land at QEB. The Appeal decision has been circulated.
- A meeting is currently being organised at the request of the HDAPTC to discuss how Hart as the planning authority engages with town and parish councils on requests for

pre-application advice. The intended outcome of this meeting will be a protocol which will clarify the relationship between the District and parish councils on these matters.

- The Parish Council have received a letter from the FACE-IT campaign group regarding the proposed development at Watery Lane. The letter has been circulated.
- Taylor Wimpey held a pre-application exhibition on Friday 11<sup>th</sup> April at the WI Hut, Crookham Village of their proposals for 25 new homes to be built on the site of Tudgey's Nursery. The development would include 10 affordable properties, open space and visitor car parking.

#### 69/14 Public Session

This is an opportunity for members of the public to bring matters to the attention of the Planning Committee.

There were no comments from members of the public

#### 70/14 To Review Current Planning Applications

<b>Reference:</b>	14/00722/HMC
<b>Address:</b>	29 Conifer Close Church Crookham Fleet Hampshire GU52 6LR
<b>Proposal:</b>	Demolition of existing garage and proposed erection of single storey side/rear extension to provide additional living accommodation.
<b>Decision:</b>	<b>No objection</b> Proposed MB, seconded PL All in favour. The Council would like the Planning Officer to ensure that the extension is ancillary to the main dwelling and that there is adequate parking available.

<b>Reference:</b>	14/00591/FUL
<b>Address:</b>	33 Gally Hill Road Church Crookham Fleet GU52 6PU
<b>Proposal:</b>	Erection of four detached dwellings following the demolition of the existing dwelling, including new vehicular access.
<b>Decision:</b>	<b>Objection</b> Proposed JR, seconded PL All in favour. The Council objects to this application as inappropriate back land development and over development of the plot; there is inadequate parking provided and the developer contribution appears to be inadequate as the 2 larger of the three-bedroomed houses (Plots 2 and 3) both have a first floor study which could be used as a fourth bedroom, therefore these 2 houses should be re-classified as 4 bedroom houses and the appropriate developer contribution should be re-calculated. Plot 1 is very close to the boundary and overbearing to the neighbouring property on Langley Close. The Council also has concerns regarding the negative impact on the existing wildlife and ecology of the site, particularly bats and loss of mature trees. Also concerns about highways issues especially with regard to the proximity of the new access of the development to the school opposite and the zebra crossing to the school.

<b>Reference:</b>	14/00551/HMC
<b>Address:</b>	13 Gordon Avenue Church Crookham Fleet Hampshire GU52 6BA
<b>Proposal:</b>	Two storey side extension and single storey rear extension
<b>Decision:</b>	<b>Objection</b> Proposed HB, seconded MB All in favour The Council object to this application as it is an over-development of the plot and the parking is inadequate. The design of the extension is detrimental to the street scene, The Council suggest that a hipped-ridge roof might be more appropriate.

<b>Reference:</b>	14/00631/PREAPP
<b>Address:</b>	Outline pre-application advice request for residential development for 60 units
<b>Proposal:</b>	Stillers Farm Ewshot Lane Ewshot Farnham Surrey GU10 5BT
<b>Decision:</b>	<p><b>Objection</b> Proposed JR, seconded PL All in favour.</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.</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 extra SANGS would require monitoring and reviews by recognised ecological experts on an annual basis.</li> <li>5. The current bus services are not sustainable and alternative forms of transport would need to be promoted or more parking provided.</li> <li>6. The Council would expect S106 contributions in line with the number of houses expected to use the Crookham Park facilities.</li> </ol>

<b>Reference:</b>	14/00504/MAJOR
<b>Address:</b>	Land At Watery Lane Church Crookham Fleet Hampshire
<b>Proposal:</b>	Outline planning application for up to 315 residential units, land for up to 1,050m <sup>2</sup> D1 floor space for a GP surgery including pharmacy and up to 370m <sup>2</sup> A1 retail floor space for a convenience food store and associated access, open space, playing pitches including MUGA and car park, landscaping, Suitable Alternative Natural Green space (SANG) including car park and improvements to the A287/Redfields Lane junction (means of access into the main site to be considered, all other matters reserved)
<b>Decision:</b>	<p>A Planning Committee meeting will be held next Tuesday 22<sup>nd</sup> April 7.30pm in WRVS Hall, Fleet to decide a response to this application. The closing date for the consultee period is 24<sup>th</sup> April.</p> <p>JR volunteered to draft an initial response to be circulated before the next meeting for comments from other members.</p>

## 71/14 Review of the information from weekly lists

### Decisions:

<b>Reference</b>	14/00194/LDCP
<b>Address</b>	71 Pine Grove Church Crookham Fleet GU52 6BQ
<b>Proposal</b>	Application for a Lawful Development Certificate for a proposed side and rear roof extension
<b>Status</b>	Grant Certificate

<b>Reference</b>	14/00247/HMC
<b>Address</b>	6 Tweseldown Road Church Crookham Fleet Hampshire GU52 8DE
<b>Proposal</b>	Erection of a two storey side extension and new pitched roof

over existing dormers.  
**Status** GrantPermission  
**CCPC comment** Objection

**Reference** 14/00329/HMC  
**Address** 79 Gally Hill Road Church Crookham Fleet GU52 6RU  
**Proposal** Construction of a double-bay timber-framed garage in the front garden area  
**Status** GrantPermission  
**CCPC comment** No objection

**TPOs:**

**Reference** 14/00334/TPO  
**Address** 2 Wakefords Copse Church Crookham Fleet GU52 8DP  
**Proposal** APPLICATION FOR WORKS TO TREES SUBJECT TO A TREE PRESERVATION ORDER Oak Tree 0705 has previously received attention from Simon Jones at The Stumpman on behalf of Taylor Wimpey in 2012/2013. We now feel that the tree requires further attention due to its proximity to the house and to keep the tree in good order. Simon has suggested the following: Oak 0705 on westerly edge of the rear garden reduce/reshape canopy by means of reducing the front portion of the canopy which overhangs the garden by approximately 25% to rebalance with rear portion of canopy. All pruning cuts will be done to suitable growth points.  
**Status** GrantPermission

**Appeals:**

None

**Enforcements:**

None

**72/14** Dates of the next Hart DC planning committee meeting: 12<sup>th</sup> May 2014

**73/14** Date of next meeting: 22<sup>nd</sup> April 2014

There being no further business, the meeting closed at 8.10pm

Signed.....

Date.....