

CHURCH CROOKHAM PARISH COUNCIL

Initial:

Date:

Minutes of the Meeting of the Planning Committee

Date and Time: Monday 23rd September 2019 7.30pm

Place: Acorn Hall, Church Crookham Community Centre

Present:

Councillors: Richard Martin (RM) (Chair), Helen Butler (HB), Gareth Saunders (GSa), Jenny Radley (JR), Michael Thorne (MT), Michael Burford (MB), Gill Butler (GB)(HDC)

Clerk: Claire Inglis

There were no members of the public present

159/19	Apologies for absence No apologies had been received	
160/19	To approve the minutes of the meeting held on Monday 12th August 2019 The minutes were signed as a true record of the meeting Proposed RM, seconded GSa 5 in favour 1 abstention	
161/19	Dispensations To receive any written requests for disclosable pecuniary interest dispensations from members. No dispensations were received	
162/19	Declaration of interest relating to any item on the agenda. To receive any declarations of interest from members. No declarations were made.	
163/19	Chairman's announcements: The Chair made the following announcement: With reference to 19/00890/STREET (Fish & Chip trading licence) Hart DC has been notified by the Clerk that any agreement to provide permission for use of its land will be subject to the outcome of the public consultation currently taking place. A request has been made to be informed of the outcome of the consultation (closing date 27 th September) to enable the Finance and Policy committee to make a proposal to Full Council regarding granting permission for use of land.	
164/19	Public Session - this is an opportunity for members of the public to bring matters to the attention of the Planning Committee. No members of the public were present to comment	
165/19	Hampshire County Council consultation: Permanent retention of 2 modular buildings at Fleet Infants School, Velmead Road, Fleet GU52 7LQ To decide whether to respond to the consultation and if so, what the response should be.	

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	<p>Closing date 4th October</p> <p>It was resolved to submit a response of no objection, but that Hampshire CC should be encouraged to provide a permanent structure in keeping with the existing award-winning design at the earliest opportunity Proposed RM, seconded JR all in favour</p>																					
166/19	<p>Policy Consultation Briefing from NALC on extending 5G mobile provision in rural areas. To decide whether to respond to the consultation and if so, what the response should be. Closing date 11th October</p> <p>It was resolved to not submit a response Proposed MT, seconded RM all in favour</p>																					
167/19	<p>Consideration of current Planning Applications:</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 20%;">Reference:</td> <td>19/01857/HOU</td> </tr> <tr> <td>Address:</td> <td>141A Aldershot Road Church Crookham Fleet Hampshire GU52 8JS</td> </tr> <tr> <td>Proposal:</td> <td><u>Replacing and raising of roof to provide habitable accommodation at second floor</u></td> </tr> <tr> <td>Expiry date:</td> <td>2nd October 2019</td> </tr> <tr> <td>Decision:</td> <td> <p>OBJECTION Proposed MT, seconded MB all in favour</p> <p>CCPC objects to this application:</p> <ul style="list-style-type: none"> • as it is over development of the site • due to the negative impact on light on the neighbouring properties to the rear • no information was provided as to the height of the roof and its impact on neighbouring properties. </td> </tr> </table> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 20%;">Reference:</td> <td>19/01925/HOU</td> </tr> <tr> <td>Address:</td> <td>167 Aldershot Road Church Crookham Fleet GU52 8JS</td> </tr> <tr> <td>Proposal:</td> <td><u>Two storey side extension with undercroft parking. Changing hip of existing roof to barn hip, loft conversion and rear dormer to facilitate a provision of second floor accommodation. Alterations to fenestration.</u></td> </tr> <tr> <td>Expiry date:</td> <td>4th October 2019</td> </tr> <tr> <td>Decision:</td> <td> <p>OBJECTION Proposed RM, seconded MT all in favour</p> <p>CCPC objects to this application:</p> <ul style="list-style-type: none"> • due to the inadequate parking provision, • the negative impact it would have on the street scene due to the terracing effect caused by its proximity to the side boundary • the detrimental visual impact of the undercroft parking </td> </tr> </table>	Reference:	19/01857/HOU	Address:	141A Aldershot Road Church Crookham Fleet Hampshire GU52 8JS	Proposal:	<u>Replacing and raising of roof to provide habitable accommodation at second floor</u>	Expiry date:	2 nd October 2019	Decision:	<p>OBJECTION Proposed MT, seconded MB all in favour</p> <p>CCPC objects to this application:</p> <ul style="list-style-type: none"> • as it is over development of the site • due to the negative impact on light on the neighbouring properties to the rear • no information was provided as to the height of the roof and its impact on neighbouring properties. 	Reference:	19/01925/HOU	Address:	167 Aldershot Road Church Crookham Fleet GU52 8JS	Proposal:	<u>Two storey side extension with undercroft parking. Changing hip of existing roof to barn hip, loft conversion and rear dormer to facilitate a provision of second floor accommodation. Alterations to fenestration.</u>	Expiry date:	4 th October 2019	Decision:	<p>OBJECTION Proposed RM, seconded MT all in favour</p> <p>CCPC objects to this application:</p> <ul style="list-style-type: none"> • due to the inadequate parking provision, • the negative impact it would have on the street scene due to the terracing effect caused by its proximity to the side boundary • the detrimental visual impact of the undercroft parking 	
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168/19	Review of information from weekly lists
Decisions:	
Reference	19/01448/HOU
Address	1 Curzon Drive Church Crookham Fleet GU52 6JL
Proposal	Erection of a two-storey side extension, front porch extension and single storey rear extension following demolition of existing conservatory and utility room.
Decision	Grant
CCPC comment	No objection
Reference	19/01700/HOU
Address	21 Award Road Church Crookham Fleet Hampshire GU52 6HE
Proposal	Single storey side and rear extension following demolition of existing garage. Alterations to fenestration.
Decision	Grant
CCPC comment	No objection
Reference	19/01664/HOU
Address	13 The Verne Church Crookham Fleet GU52 6LU
Proposal	Erection of a part first floor, part two storey side extension. Extend canopy over porch and conversion of garage into habitable accommodation.
Decision	Grant
CCPC comment	No objection
Reference	19/01416/FUL
Address	36 Compton Road Church Crookham Fleet GU52 6JG
Proposal	Erection of a three-bedroom dwelling, new access to/from the public highway and associated works
Decision	<p>Refuse - The Planning Authority REFUSES Planning Permission for the following reason(s):</p> <p>1 The proposal would result in an over-development of the site by virtue of the width of the dwelling in relation to the plot size which would result in an inappropriate layout. The proposed development would fail to integrate into the established character of the area and would not be sympathetic to the established spacing and siting of development in the locality. The proposal would not sustain or improve the urban design qualities of the area and the proposal would fail to respect the character of the surrounding built environment. As such, the proposed development would be contrary to Policies GEN 1, GEN 4 and URB12 of the Hart District Local Plan 1996/2006 (Saved Policies) and the aims of the National Planning Policy Framework (2019).</p> <p>2 The proposed development, by virtue of its massing, siting and close proximity to the shared boundary with no.36 Compton Road, would result in unacceptable overbearing impacts, loss of light and loss of privacy to the adjacent property. The proposal would therefore be contrary to Policies GEN1 and URB12 of the Hart District Local Plan 1996-2006 (Saved Policies) and the aims of the National Planning Policy Framework (2019).</p>

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	<p>3 The site is located within 5km of the Bourley and Long Valley Site of Special Scientific Interest (SSSI) which forms part of the Thames Basin Heaths Special Protection Area (SPA). In the absence of any evidence that the test of no alternatives under the Conservation of Habitats and Species Regulations 2017 can be satisfied, or evidence that there are grounds of overriding public interest, the proposed development, either alone or in combination with other plans or projects, would be likely to have a significant adverse effect on the SPA. As such the proposal is contrary to Policies CON1 and CON2 of the Hart District Local Plan 1996-2006 (Saved Policies) and Policy NRM6 of the South East Plan.</p> <p>4 The proposal would result in the loss of parking for no.36 Compton Road which would be likely to cause detriment and harm to highway safety and would not provide safe and convenient access to the adjacent site. The development would conflict with Saved Policies GEN 1 and T14 of the Hart District Local Plan 1996-2006 (Saved Policies) and the requirements of the Hart District Council Adopted Interim Parking Provision Guidance (August 2008).</p>	
CCPC comment	Objection	
Reference	19/01467/HOU	
Address	44 Gally Hill Road Church Crookham Fleet GU52 6QE	
Proposal	Erection of a highway boundary fence	
Decision	Grant	
CCPC comment	Objection	
TPOs:	None	
Appeals:	None	
Enforcements:	None	
169/19	Dates of next Hart DC planning meeting: Wednesday 9th October 2019	
170/19	Date of next meeting: Monday 14th October 2019 7.30pm	

The meeting closed at 19:54

Signed:

Date: