

**PETERSFIELD TOWN COUNCIL**

A meeting of the Planning Committee was held at the Town Hall, Petersfield, on Tuesday 27<sup>th</sup> September 2005.

**PRESENT:** Mr G Watkinson (Acting Deputy Chairman)  
(Causeway)  
Mr R Ayer (Rother)  
Mr A Baird (St Peters)  
Mr K A Hick (St Mary's)  
Mr C P Jenner (Bell Hill)

**ALSO IN ATTENDANCE:** Linda Farley (Administration Officer)  
Petersfield Herald  
and one member of the public

**P 0328**      **ELECTION OF ACTING CHAIRMAN**  
**RESOLVED**    that Cllr Watkinson be appointed as Acting  
Chairman for the meeting.

**P 0329**      **APOLOGIES FOR ABSENCE**  
  
Apologies for absence were received from Mr Molloy, Ms  
Vincent, Mr Dutton and Mr Sandeman

**P 0330**      **APPROVAL OF MINUTES**  
  
**RESOLVED**    that the minutes of the meeting of the  
Planning Committee held on 13<sup>th</sup> September  
2005 be approved and signed.

**P 0331**      **DECLARATIONS OF INTEREST**  
  
The following personal interests were declared:  
Mr Baird - F.39773 - personal  
Mr Ayer - F.20773 & F.39773 - he is a member of the  
Drum Housing Board - personal and prejudicial.

**P 0332**      **CHAIRMAN'S COMMENTS**  
The Chairman had no comments

**P 0333**      **PUBLIC PARTICIPATION**  
The Chairman welcomed Mr Heppell who had come to  
discuss the matter of a horse chestnut tree  
(F.35977/009/TPO/AMP) and it was agreed that Mr  
Heppell should speak when that item was reached.

P 0334 PLANNING APPLICATIONS

**RESOLVED** that the following comments on the Planning applications received from the Head of Planning and Development Services, EHDC, be passed to East Hampshire District Council.

<u>Plan no.</u>	<u>Particulars of Application and Name of Applicant</u>
F.20773/021/FUL/JR	DEMOLISH EXISTING DWELLING AND CONSTRUCTION OF EIGHT ONE BEDROOMED HOUSES AND THREE ONE BEDROOMED FLATS WITH ASSOCIATED CAR PARKING AND LANDSCAPING 106 Borough Road, Petersfield Drum Housing Association
<b>COMMENT:</b>	<b>THE TOWN COUNCIL HAVE NO OBJECTION BUT EXPRESS A GREAT CONCERN OVER THE DENSITY, IN WHAT IS A RURAL AREA ADJACENT TO THE WATER MEADOWS, OF THIS PLANNING APPLICATION AND THE PROPOSED PROVISION OF PARKING SPACES WHICH INCLUDES SOME IN OSIER ROAD, A FAIR DISTANCE FROM THE SITE.</b>
F.23936/031/FUL/JP	VARIATION OF CONDITION 23 OF PLANNING PERMISSION F.23936/023 AND CONDITION 3 OF F.23936/027 TO ALLOW THE SALE OF BEVERAGES INCLUDING ALCOHOL BP Garage, Winchester Road, Petersfield BP (Oil) UK Ltd
<b>COMMENT:</b>	<b>NO OBJECTION - THE TOWN COUNCIL BELIEVE THAT THIS IS A LICENCING AUTHORITY MATTER.</b>
F.28868/001/FUL/JR	TWO FLATS (END OF TERRACE) AND ONE DETACHED DWELLING TO REAR WITH ASSOCIATED PARKING AND ACCESS 27 Swan Street, Petersfield Abode Architects
<b>COMMENT:</b>	<b>OBJECTION TO THE DETACHED DWELLING AT THE REAR OF THE SITE AS IT IS CONSIDERED TO BE OVER DEVELOPMENT OF THE SITE RESULTING IN LACK OF AMENITY SPACE. ALSO THERE IS CONCERN ABOUT ADDITIONAL TRAFFIC IN THE VICINITY OF THE FIRE STATION AND THE HOSPITAL. THE DRAWING FAILS TO SHOW THE EXISTING HEDGE, THIS NEEDS CLARIFICATION AS TO WHETHER THIS IS TO BE REMOVED OR NOT.</b>
F.30091/010/FUL/JN	CONSERVATORY AND REPLACEMENT LEAN TO OUT

HOUSES AT REAR  
Tobys Cottage, 22-26 Dragon Street,  
Petersfield  
Mr Graver

**COMMENT:** NO OBJECTION (PLEASE SEE COMMENTS FOR LISTED BUILDING F30091/011/LBC/JN)

F.30091/011/LBC/JN CONSERVATORY AND REPLACEMENT LEAN TO OUT HOUSES AT REAR  
Tobys Cottage, 22-26 Dragon Street,  
Petersfield  
Mr Graver

**COMMENT:** NO OBJECTION HOWEVER THE TOWN COUNCIL FEEL THAT THE OPPORTUNITY TO COMPLEMENT A GRAD II LISTED BUILDING WITH A QUALITY CONSERVATORY DOES NOT APPEAR TO HAVE BEEN TAKEN.

F.35352/001/FUL/JR DETACHED DWELLING WITH ACCESS AND PARKING  
Rear of 19 and 21 Pulens lane, Petersfield  
Abode Architects

**COMMENT:** OBJECTION AS THE PROPOSAL WOULD RESULT IN AN UNDESIRABLE AND UNACCEPTABLE FORM OF BACKLAND DEVELOPMENT ON A CRAMPED SITE, SUCH THAT THE PROPOSED DWELLING WOULD HAVE AN ADVERSE EFFECT UPON THE CHARACTER OF THE AREA IN GENERAL AND THE AMENITY, OUTLOOK AND PRIVACY OF THE OCCUPIERS OF THE PROPOSED AND ADJACENT RESIDENTIAL PROPERTIES. THE PROPOSAL WOULD THEREFORE BE CONTRARY TO POLICIES UB3 AND H5 OF THE HAMPSHIRE COUNTY STRUCTURE PLAN 1996 - 2011 (REVIEW) AND GENERAL STRATEGY POLICY GS5 OF THE EAST HAMPSHIRE DISTRICT LOCAL PLAN: FIRST REVIEW.

F.35977/009/TPO/AMP FELL ONE HORSE CHESTNUT TREE  
22 High Street, Petersfield  
Mr Graver

It was **RESOLVED** to suspend standing orders to enable Mr Heppell to speak

**COMMENT:** THERE IS NO REPORT AS TO THE TREE'S STATE. DUE TO THE LACK OF INFORMATION AS TO THE STATE OF THIS TREE, THIS COUNCIL CANNOT SUPPORT THIS APPLICATION AND AWAIT THE OPINION OF THE ARBORICULTURAL OFFICER. THE TOWN COUNCIL STRONGLY OBJECT TO THE LOSS OF A MAGNIFICENT TREE IN THE CENTRE OF PETERSFIELD UNLESS IT IS DANGEROUS.

- Cllr Mr Hick left the meeting at 18:32pm
- F.37599/003/FUL/JR TWO STUDIO FLATS, THREE RETAIL UNITS AND ONE OFFICE  
Land rear of 19 High Street, Petersfield  
Abode Architects
- COMMENT:** **CONSIDERATION OF THIS APPLICATION IS TO BE DEFERRED UNTIL THE NEXT PLANNING MEETING IN ORDER TO ENABLE THE PLANNING COMMITTEE TO VIEW THE PLANNING INSPECTOR'S REPORT ON THE PREVIOUS APPLICATION.**
- F.38528/FUL/JN CHANGE OF USE OF REAR PART OF GROUND AND FIRST FLOORS TO A2 USE WITH REAR STONE BALUSTRADE AND SIDE PORCH FOLLOWING DEMOLITION OF PORCH  
6 High Street, Petersfield  
Gorsewood Securities Ltd
- COMMENT:** **THE TOWN COUNCIL HAS NO OBJECTION TO THIS APPLICATION BUT EXPRESS THEIR CONCERNS AS TO THE ACCESS AND EGRESS OF TRAFFIC DOWN THE NARROW PASSAGEWAY TO THE SINGLE PARKING SPACE.**
- F.39773/FUL/JH 148 NEW DWELLINGS WITH ASSOCIATED ROADS, CAR PARKINGS LANDSCAPING AND FLOOD DEFENCE FOLLOWING DEMOLITION OF EXISTING PROPERTIES (AS AMENDED BY PLANS RECEIVED 15/09/2005)  
5-40 (inc) & 42,44,45,48 Grange Road, 5-39 (odd) Borough Grove, Petersfield  
Drum Housing Association
- COMMENT:** **NO OBJECTION**
- F.39955/001/FUL/JN ALTERATIONS TO GARAGE  
8 Test Close, Petersfield  
Mr & Mrs Wilkinson
- COMMENT:** **NO OBJECTION**
- F.40053/FUL/SY TWO STOREY REAR EXTENSION  
57 Tilmore Gardens, Petersfield  
Mr & Mrs Ashworth
- \* Cllr Mr Jenner left the meeting at 19:00pm  
As the meeting was no longer quorate, it was agreed that the remainder of the business would be discussed and any decisions taken would be ratified at the next meeting of this council.

**COMMENT: NO OBJECTIONS**

F.40058/FUL/SY SINGLE STOREY GLAZED ROOF EXTENSION TO REAR  
136 The Causeway, Petersfield  
Mr Woods

**COMMENT: NO OBJECTIONS**

F.40070/FUL/SY CONSERVATORY TO REAR  
2 Barentin Way, Petersfield  
Mrs Burnell

**COMMENT: NO OBJECTION**

**P 0335 TEMPORARY ROAD CLOSURES**

Received and Noted from Hampshire County Council the following Temporary Road Closures:-

a)

**Road to be closed:** The Square from the junction with High Street to junction of St Peters Road.

**Period of closure:** From 3<sup>rd</sup> October 2005 to 3<sup>rd</sup> January 2006 or until the works are completed, whichever is the sooner. It is expected that the closure will be required for no longer than six days.

**Reason for closure:** To allow East Hampshire Council to carry out repairs to pavements, kerbs and crossings.

b)

**Road to be closed:** The Square Petersfield.

**Period of closure:** From 9<sup>th</sup> October 2005 to 9<sup>th</sup> January 2006 or until the works are completed, whichever is the sooner. It is expected that the closure will be required for no longer than 2 days.

**Reason for closure:** To allow East Hampshire District Council to carry out footway repairs.

c)

**Road to be closed:** Farnham Road from its junction with Mill Lane to a point 50m North of the railway bridge

**Period of closure:** From 28<sup>th</sup> October 2005 to 28<sup>th</sup> January 2006 or until the works are completed, whichever is the sooner. It is expected that the closure will be required for no longer than 3 days.

**Reason for closure:** To allow Edmund Nuttall Limited to carry out bridge repair works.

P 0336

**SOUTH DOWNS JOINT COMMITTEE**

Received from the South Downs Joint Committee information on their set up and their aims. This information is available in the Town Council office for all to peruse.

There being no further business the meeting closed at 19:05 pm.