

PETERSFIELD TOWN COUNCIL

Minutes of a meeting of the Planning Committee held at the Town Hall, Petersfield, on 24 June 2014.

PRESENT: Cllr Ms J Dickinson (St Mary's) (Chairman), Cllr J Deane (Rother), Mrs L Farrow (Heath), Cllr C Mills (Rother), Cllr P Marshall (Bell Hill), Cllr W Organ (St Peter's), Cllr A Tarver (St Peter's), Cllr Ms M Vincent (Heath), Cllr G Watkinson (Causeway).

ALSO IN ATTENDANCE: Mr. N Hitch (Town Clerk), Mr G Brown (The Petersfield Society) and 3 members of the public.

P 0107 **APOLOGIES FOR ABSENCE**

Apologies were received from Cllrs Budden and Clarke.

P 0108 **APPROVAL OF MINUTES**

It was noted that Cllr Budden's name had been miss-spelt in the apologies and should be corrected.

RESOLVED: that the minutes of the meeting of the Planning Committee held on 3 June 2014 be approved as amended.

P 0109 **DISPENSATION UNDER SECTION 33 OF THE LOCALISM ACT 2011**

No dispensations were required.

P 0110 **DECLARATIONS OF INTEREST**

Cllr Dickinson declared a pecuniary interest in application number 14/02666 as she owns the property.

Cllr Vincent declared a non-pecuniary interest in application number 14/02576 as the property is owned by her brother.

P 0111 **CHAIRMAN'S COMMENTS**

The Chairman had no comments other than to say that she would leave the room when her property's planning application was considered.

P 0112 **PUBLIC PARTICIPATION**

Mr Hutton addressed the committee with regard to application number 14/02496. He advised that the reason for the application was to enable

the upstairs ceiling to be installed at a reasonable height. Even with the increase in ridge height of 150mm the property would remain at least 3 metres below the level of surrounding properties.

Mr Wharton, a representative of the neighbours surrounding the property reference 14/02496 spoke against the application, stating that the proposals increased the already intrusive nature of the building and represented an invasion of privacy to the neighbouring properties.

P 0113 **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>
SDNP/14/01769/ADV	DISPLAY OF NON-ILLUMINATED V BOARD Land South East of The Causeway, Petersfield BDW Trading Limited
COMMENT:	No Objection
SDNP/14/02483/ADV	REPLACEMENT OF OLD SIGNAGE WITH NEW CORPORATE IMAGE SIGNAGE - NON ILLUMINATED FASCIA AND 1 NON-ILLUMINATED PROJECTING SIGN Superdrug Stores plc - 11-13 High Street, Petersfield Superdrug Stores plc
COMMENT:	Members had no objection to the proposed fascia however they did object to the projecting sign, stating that it should conform with existing approved policies relating to shopfronts in the Conservation Area.
SDNP/14/02493/HOUS	CONSERVATORY TO REAR 44 Clare Gardens, Petersfield Mr & Mrs Postlewaite
COMMENT:	No Objection
SDNP/14/02496/CND	VARIATION OF CONDITION 17 OF SDNP/13/05611 TO ALLOW THE SUBSTITUTION OF PLANS TO CHANGE ROOF HEIGHT BY 150MM AND CHANGE 2 GROUND FLOOR WINDOWS IN EAST AND WEST ELEVATIONS Land West of 6 Herne Road, Petersfield Mr Clive Hutton

Members carefully considered the various points raised by the members of the public who had addressed the meeting, noting the difficulty they had in objecting to the proposed variation bearing in mind the original approval of the application by the Planning Authority.

COMMENT: **No Objection although concern was expressed concerning the increased size of the proposed windows and the impact of these on the neighbouring properties.**

SDNP/14/02512/HOUS SINGLE STOREY EXTENSION TO FRONT AND TWO STOREY EXTENSION TO REAR
3 Tilmore Road, Petersfield
Mr & Mrs G Morrad

COMMENT: **No Objection however members noted that the front porch as proposed appears to exceed the building line and was therefore out of character with the surrounding street scene which should be addressed before approval is granted.**

SDNP/14/02523/HOUS SINGLE STOREY REAR EXTENSION
25 Tilmore Road, Petersfield
Mrs V Broome

COMMENT: **Object due to insufficient information being provided to adequately consider the application.**

SDNP/14/02570/CND VARIATION OF CONDITION 4 OF SDNP/12/01992/FUL TO ALLOW SUBSTITUTION OF PLANS 93/PL03 REV A WITH 93/PL03 REV B
Rushes Farm, Bell Hill, Petersfield
Mrs D Rajchel

COMMENT: **No Objection**

SDNP/14/02571/CND VARIATION OF CONDITION 4 OF SDNP/12/01993/LIS TO ALLOW SUBSTITUTION OF PLANS 93/PL03 REV A WITH 93/PL03 REV B
Rushes Farm, Bell Hill, Petersfield
Mrs D Rajchel

COMMENT: **No Objection**

SDNP/14/02576/HOUS RETENTION OF LEAN TO STYLE CONSERVATORY TO REAR
14 Sussex Gardens, Petersfield
Mr Michael Vincent

COMMENT: **No Objection**

Cllr Ms J Dickinson left the meeting prior to the discussion of the next item.

SDNP/14/02666/HOUS SINGLE STOREY REAR ORANGERY EXTENSION
9 Geddes Way, Petersfield
Mr Teeuw

COMMENT: **No Objection**

Cllr Ms J Dickinson returned to the meeting.

SDNP/14/02685/LIS REPLACEMENT WINDOWS TO REAR ELEVATION,
REMOVAL OF ONE DOORWAY TO FORM A NEW
WINDOW AND REMOVAL OF ONE WINDOW TO FORM
A DOOR WITH SIDELIGHT
22 The Square, Petersfield
Mr C Bevan

COMMENT: **No Objection in principle although concerns were expressed at the appearance of a Grade II listed building within the Conservation Area being changed quite dramatically and the need for these matters of detail to be fully discussed and approved by the Conservation Officer.**

- SDNP/14/02685/LIS DEMOLITION OF CONSERVATORY AND BUILDING OF
A SINGLE STOREY REAR EXTENSION WITH ROOF
LIGHTS. INTERNAL ALTERATIONS. ALTERATIONS TO
THE DRIVEWAY INCLUDING INCREASING THE
LENGTH OF DROPPED KERB
11 Upper Heyshott, Petersfield
Mr P Mackenzie

COMMENT: **No Objection**

SDNP/14/02757/HOUS T1 OAK - REDUCE LENGTH OF LOWEST BRANCH
GROWING TOWARDS HOUSE BY 2-3 METRES BACK TO
SUITABLE GROWTH POINT AND TO LEAVE 3.5M.
REDUCE BRANCHES GROWING TOWARDS BOUNDARY
WITH NO.12 BY 1-2 METRES TO LEAVE 4M AND CROWN
LIFT TO 8 METRES BY CUTTING BACK LOW HANGING
BRANCHES TO A SUITABLE GROWTH POINT.
T2 PINE - REMOVE THE LOWEST BRANCH EXTENDING
TOWARDS REAR BOUNDARY.
T3 PINE - FELL.
T10 PINE - REMOVE LOWEST SUBSIDING BRANCH
GROWING TOWARDS REAR BOUNDARY.

11 Sandy Close, Petersfield
Mr Malcolm Quiney

COMMENT: **No Objection subject to the approval of the Arboricultural Officer**

SDNP/14/02812/TCA FELL ONE TREE (UNKNOWN SPECIES)
Flat 2, 70C Station Road, Petersfield
Mrs Sharon Roberts

COMMENT: **No Objection subject to the approval of the Arboricultural Officer**

P 0114 **APPEALS**

Members received and noted notification from East Hampshire District Council of Appeals on the following applications:-

a)
SDNP/13/03649/Outline Planning Application for the development of 26 dwellings, open space, access and associated works at Land West of 87 Sussex Road, Petersfield – Mr and Mrs Appleton.

b)
SDNP/13/05719/OUT - Outline residential development comprising up to 230 dwellings following demolition of 104 The Causeway, a community building, allotments, 15.7 hectares of informal open space, offsite highway and landscaping works, associated road, parking, footpaths, landscaping, drainage works and stream enhancements at Land at Causeway Farm, The Causeway, Petersfield – Barratt Homes, Bovis Homes and 4LL.

P 0115 **EAST HAMPSHIRE DISTRICT COUNCIL'S PRELIMINARY DRAFT CHARGING SCHEDULE**

Members received notification from East Hampshire District Council that on 30 May 2014 they will be commencing a consultation on the Preliminary Draft Charging Schedule (PDCS) which outlines the proposed charges associated with the Community Infrastructure Levy (CIL). The Preliminary Draft Changing Schedule together with supporting documents can be found at <http://www/easthants.gov.uk/ehdc/planning/nsf/webpages/CIL>

Representations on the consultation questions should be submitted no later than 5pm on Friday 11 July 2014.

It was noted that the proposed Charging Schedule related to properties within East Hampshire and not within the South Downs National Park.

P 0116 LICENSING APPLICATION

Members received notification from East Hampshire District Council of a licensing application for The Plump Duck at Heath Road West to supply alcohol on and off the premises from 1st July 2014.

The Town Clerk advised members that he had been informed that a hearing was to be held with regard to this license application.

P 0117 TREE PRESERVATION ORDER

Members received and noted notification from East Hampshire District Council that Tree Preservation Order (EH931) 2014 - Land South East of, The Causeway, Petersfield was confirmed by the Council on 10 June 2014, subject to modification. The modification being the repositioning on T2 and T3.

P 0118 EXTRACTS

Members received and noted extracts from the decisions of East Hampshire District Council's South Planning Committee notified up until 17 June 2014.

P 0119 STREET NAMING

Members received correspondence from East Hampshire District Council regarding street naming of Land South East Causeway development together with the Petersfield Roll of Honour.

RESOLVED: that the Royal British Legion be consulted on the individuals it was proposed for roads to be named after, suggesting that ten (10) names be provided in ranking order of servicemen from World War I with a local connection.

There being no further business the meeting closed at 6.40p.m.