

PETERSFIELD TOWN COUNCIL

Minutes of a meeting of the Planning Committee held at the Town Hall, Petersfield, on 24th November 2015.

PRESENT: Cllr Mrs H Ayer (St Peter's), Cllr J Deane (Rother), Cllr Mrs V Morgans (St Mary's), Cllr G Watkinson (Causeway), Cllr Jamie Matthews (Bell Hill Ward)

ALSO IN ATTENDANCE: Mr. S Field (Office & Committee Manager)
2 representatives of the Causeway Planners, and 2 members of the public

P 0489 APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllr P Strawbridge

P 0490 APPROVAL OF MINUTES

RESOLVED that the minutes of the meeting of the Planning Committee held on 3 November 2015 be approved and signed.

P 0491 DISPENSATION UNDER SECTION 33 OF THE LOCALISM ACT 2011

There were no requests for dispensation received.

P 0492 DECLARATIONS OF INTEREST

Cllr G Watkinson reference 5258 as he lives in the same road, Cllr J Matthews reference 5563 and 5564 as he knows the person, Cllr P Humphries reference 5253 as he knows the person, Cllr V Morgans reference 4830 as she is a customer, and Cllr J Deane reference 5253 as he knows the person.

P 0493 CHAIRMAN'S COMMENTS

Cllr M Vincent welcomed everyone to the meeting, and shared information received about a temporary road closure in Sheep Street for 5 days between the period of 5 days sometime between 23rd November 2015 and 23rd January 2017. Also the meeting were informed of East Hampshire District Council Local Planning Enforcement Plan, but as we are in the National Park, this does not affect us (documents attached)

P 0494 PUBLIC PARTICIPATION

There was no public participation.

P 0495

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.

Plan no.

Particulars of Application and Name of Applicant

SDNP/15/05258/FUL

ERECTION OF 200 DWELLINGS FOLLOWING DEMOLITION OF 104 THE CAUSEWAY, PROVISION OF INFORMAL OPEN SPACE, OFFSITE HIGHWAY AND LANDSCAPING WORKS TO THE CAUSEWAY, ASSOCIATED ROADS, PARKING, FOOTPATHS, LANDSCAPING AND DRAINAGE WORKS.
The Causeway, Petersfield
David Wilson Homes, Bovis Homes & 4LL

COMMENT:

Objections: Petersfield Neighbourhood Plan guidelines state 28 houses per hectare. The preferred energy option is to use PV. Access on foot or non-motorised vehicle onto Sussex Rd would provide better access to the town centre. Also a general concern was raised regarding the volume of traffic near to The Petersfield School. Road will be very narrow once island is introduced.

Petersfield Neighbourhood Plan references in relation to non-conformities or lack of detail are as follows:

GAP1 - Provide pedestrian and cycle access to the Town Centre from new development

HP5 - Delivery of Infrastructure

HP7 - Quality and layout of housing development

NEP1 - The green infrastructure network to be developed and linked to the surrounding countryside

NEP2 - Preserving and enhancing open space within existing developments

NEP5 - Developments to contribute positively to the landscape

Other - Some delivery considerations (part of Design Framework) not addressed.

SDNP/15/05424/HOUS

TWO SINGLE STOREY SIDE EXTENSIONS FOLLOWING DEMOLITION OF EXISTING GARAGE, AND RE-MODELLING OF FRONT GARDEN INCLUDING INSTALLATION OF ADDITIONAL DROPPED KERBS TO FORM ENLARGED

PARKING AREA
5 Lower Mead, Petersfield
Mr & Mrs Blumlein

COMMENT: **Objections: Change of area character. Loss of garden space - will have a detrimental impact on the street view**

SDNP/15/05585/TCA REMOVE ASH TREE. PRUNE ROWAN LEAVING A FINISHED HEIGHT OF 8 METRES, CROWN SPREAD OF 6 METRES MAKING A TOTAL CROWN REDUCTION OF 2 METRES IN HEIGHT AND SPREAD
13 Heath Road, Petersfield
Mr Geoffrey Wilson

COMMENT: **Objection: That there is no good reason given for felling the ash tree. No objections to pruning**

SDNP/15/05491/HOUS INCREASE IN ROOF HEIGHT TO FORM FIRST FLOOR ACCOMODATION WITH SINGLE STOREY EXTENSION TO SIDE AND REAR
53 Heath Road East, Petersfield
Mr & Mrs Richard Bowles

COMMENT: **Objection: Refer to Petersfield Neighbourhood Plan BEP 1 relating to the character, setting and quality of the town's built environment**

SDNP/15/05385/HOUS TWO STOREY SIDE EXTENSION
259 The Causeway, Petersfield
Mr Arun Glendinning

COMMENT: **No objection**

SDNP/15/05253/HOUS SUMMERHOUSE TO REAR AND TOOL STORE TO SIDE
11 Leachman Way, Petersfield
Mr Keith Hopper

COMMENT: **No objection**

SDNP/15/05650/TCA T1 - YEW - FELL, T2 - AMELANCHIER - FELL
28 Station Road, Petersfield
Mrs Rebecca Jones

COMMENT: **Objection: Insufficient reasons given to fell trees. No objection to pruning**

SDNP/15/05241/FUL CHANGE FROM B1 (OFFICE) TO C3 (RESIDENTIAL), TO CREATE A SELF CATERING HOLIDAY LET, AND ADDITION

OF A ROOFLIGHT
52a College Street, Petersfield
Mr David Jones

COMMENT: **Objection: No evidence of 'actively' being marketed. Refer to Petersfield Neighbourhood plan BEP2**

SDNP/15/04830/FUL SINGLE STOREY FRONT EXTENSION AND FIRST FLOOR EXTENSION
16a Lavant Street, Petersfield
Salon Sixteen

COMMENT: **No objection**

SDNP/15/5522/HOUS CONSERVATORY TO REAR
38 Collingwood Way, Petersfield
Mr MacBain

COMMENT: **No objection**

SDNP/15/5563/HOUS RAISE ROOF HEIGHT TO FRONT EXTENSION TO CREATE ACCOMODATION AT FIRST FLOOR LEVEL, INCLUDING TWO DORMER WINDOWS
28 Dragon Street, Petersfield
Mr & Mrs B Osborn

COMMENT: **No objection**

SDNP/15/5564/HOUS LISTED BUILDING CONSENT - RAISE ROOF HEIGHT TO FRONT EXTENSION TO CREATE ACCOMODATION AT FIRST FLOOR LEVEL, INCLUDING TWO DORMER WINDOWS
28 Dragon Street, Petersfield
Mr & Mrs B Osborn

COMMENT: **No objection**

P 0496 The Old Drum Ltd

To receive notification from East Hampshire District Council that The Old Drum Ltd have made an 'Application for a minor variation to premises license or club premises certificate under the Licensing Act 2003 minor changes.

There being no further business the meeting closed at 6.55pm.