

## PETERSFIELD TOWN COUNCIL

Minutes of a meeting of the Planning Committee held at the Town Hall, Petersfield, on 30 October 2018.

**PRESENT:** Cllr P Humphries (Rother) (Chairman), Cllr J Deane (Rother), Mrs L Farrow (Heath), Cllr C Wilton (St Mary's), Cllr Ms M Vincent (Heath), Cllr G Watkinson (Causeway).

**ALSO IN ATTENDANCE:** Mrs. G Rutter (Administration Officer)  
1 Member of the Petersfield Society  
1 Members of the Public

**P 0398**      **APOLOGIES FOR ABSENCE**

Apologies for absence were received from Cllr Palmer, Cllr Strawbridge, Cllr Glendinning and Cllr Mrs Morgans.

**P 0399**      **APPROVAL OF MINUTES**

**RESOLVED** that the minutes of the meeting of the Planning Committee held on 9 October 2018 be approved and signed.

**P 0400**      **DISPENSATION UNDER SECTION 33 OF THE LOCALISM ACT 2011**

There were no request for dispensation received.

**P 0401**      **DECLARATIONS OF INTEREST**

Cllr Watkinson, Cllr Ms Vincent and Cllr Mrs Farrow declared a non pecuniary interest in application SDNP/18/05153/FUL as they are patients at the applicants practice.

**P 0402**      **CHAIRMAN'S COMMENTS**

The Chairman thanked the Petersfield Society for their comments.

**P 0403**      **PUBLIC PARTICIPATION**

Mr Anderson made a statement of objection on behalf of the residents to application SDNP/18/04887/HOUS - 25a Heath Road, Petersfield.

P 0404

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.

The Chairman evoked Standing Order 36c to alter the order of business to allow application SDNP/18/04887 to be the first item discussed.

Plan no.

Particulars of Application and Name of Applicant

SDNP/18/04887/HOUS	NEW DWELLING WITH ADJOINING GARAGE AND CARPORT FOLLOWING PARTIAL DEMOLITION OF EXISTING DWELLING 25A Heath Road, Petersfield Mr & Mrs D Harper-Jones
<b>COMMENT:</b>	<b>OBJECT ON THE GROUNDS THE PROPOSED NEW DWELLING DOES NOT SUITE THE SITE AND THE MATERIALS, DESIGN AND MASSING ARE OUT OF KEEPING WITH BUILDINGS IN THE CONSERVATION AREA AND DOES NOT COMPLY WITH POLICY BEP1 OF THE PETERSFIELD NEIGHBOURHOOD PLAN AND CP2 OF THE CORE STRATEGY POLICY.</b>
SDNP/18/04781/HOUS	PROPOSED SINGLE STOREY EXTENSION TO REAR AND TWO STOREY SIDE EXTENSION (AS AMENDED BY PLANS RECEIVED 23.10.2018 - TO SHOW THE REMOVAL OF BALCONY) 20 Bell Hill, Petersfield Mr M Bowden
<b>COMMENT:</b>	<b>NO OBJECTION</b>
SDNP/18/00925/FUL	TWO-STOREY HOTEL BUILDING TO ACCOMMODATE 22 BEDROOMS, PLUS NEW LANDSCAPED GARDEN AREA INCLUDING FIXED BOOTH SEATING, 2 DISABLED PARKING SPACES, CYCLE PARKING AND ALTERATIONS TO EXISTING ACCESS TO FACILITATE OFF-STREET DELIVERY ROUTE (AS AMENDED BY PLANS RECEIVED 10 OCTOBER 2018) Red Lion, 3 College Street, Petersfield Wetherspoon plc

**COMMENT:** **OBJECT ON THE GROUNDS THE NEW DESIGN OF THE HOTEL IS OF POOR STANDARD AND IS UNSUITABLE FOR LOCATION WHICH IS IN THE CONSERVATION AREA. MEMBERS ALSO RE-ITTERATE THEIR PREVIOUS COMMENTS WHICH WERE 'MEMBERS ARE SUPPORTIVE OF THIS APPLICATION BUT ARE VERY CONCERNED AT THE LOSS PARKING ON THE SITE FOR GUESTS TO THE HOTEL AND CUSTOMERS OF THE RED LION IN AN AREA THAT ALREADY HAS PROBLEMS WITH ON STREET PARKING. MEMBERS FEEL THE DESIGN OF THE HOTEL COULD BE IMPROVED AS IT WOULD BE IN THE CURTILAGE OF A LISTED BUILDING.'**

SDNP/18/03700/FUL ALTERATIONS IN CONNECTION WITH THE PROPOSED CONVERSION OF EXISTING OFFICE PREMISES (CLASS A2) TO FORM 2 RETAIL UNITS AND 1 ONE BED DWELLING (AS AMENDED BY PLANS RECEIVED 09.10.2018)  
14 Chapel Street, Petersfield  
Charles Marks Holdings Ltd

**COMMENT:** **MEMBERS FEEL THAT THE AMENDMENTS TO THE APPLICATION ARE INSUFFICIENT TO ADDRESS THE POINTS RAISED IN THEIR PREVIOUS COMMENTS IN THAT *THE DESIGN AND INACCURATE DETAIL GIVEN, WHICH IS ON A BUILDING THAT LIES IN THE CONSERVATION AREA; IT IS NOT POSSIBLE TO APPROVE THIS APPLICATION.***

SDNP/18/04963/LIS LISTED BUILDING CONSENT - TO INSTALL A DEFIBRILLATOR INTO THE TELEPHONE KIOSK AND REMOVE THE TELEPHONE SIGNS AND REPLACE THEM WITH DEFIBRILLATOR SIGNS  
Telephone Kiosk, The Square, Petersfield  
Mrs J Predeth

**COMMENT:** **NO OBJECTION**

SDNP/18/04974/TPO TREE WORKS - TREE A CUT BACK BRANCHES AS IDENTIFIED ON PHOTOGRAPHS. TREE B CROWN LIFT TO 14.3M CROWN THINNING 25%  
92 Clare Gardens, Petersfield  
Mr A Butterfield

**COMMENT:** **NO OBJECTION**

SDNP/18/04979/FUL REVISION TO SHOP FRONT APPROVED UNDER APPLICATION SDNP/17/02945/FUL TO ALLOW IMPROVED DISABLED ACCESS  
25-27 Lavant Street, Petersfield  
Mr M Stimpson

**COMMENT: MEMBERS COULD NOT COMMENT ON THIS APPLICATION AS THERE WERE NO DOCUMENTS ON THE PLANNING WEBSITE.**

SDNP/18/04981/HOUS FIRST FLOOR EXTENSIONS TO EAST AND WEST ELEVATIONS, ALTERATIONS TO EXISTING GROUND FLOOR WINDOW SIZES AND POSITIONS, INTERNAL ALTERATIONS  
9 Monks Orchard, Petersfield  
Mr & Mrs R Mitchell

**COMMENT: NO OBJECTION**

SDNP/18/04984/OUT OUTLINE WITH ALL MATTERS RESERVED - CONSTRUCTION OF A TWO STOREY BUILDING TO EXTEND THE EXISTING BUILDING OF 6 FLATS AT THE SITE BY PROVIDING A 1 BED FIRST FLOOR FLAT WITH VEHICULAR ACCESS UNDER  
Rushes Court, 82 Rushes Road, Petersfield  
Mr D Graver

**COMMENT: OBJECT ON THE GROUNDS THAT THIS IS AN OUTLINE APPLICATION AND MEMBERS FEEL IT WOULD BE CONTENTIOUS TO BE COMMENTING ON THAT BASIS.**

SDNP/18/05117/FUL CHANGE OF USE FROM REDUNDANT DISABILITY RESOURCE CENTRE IN 'RAMSCOTE', AND EXISTING SHELTERED HOUSING SCHEME, TO PROVIDE TWO 1 BEDROOM SHELTERED FLAT ACCOMMODATION  
Ramscote, Ramshill, Petersfield  
Radian Group Ltd

**COMMENT: NO OBJECTION**

SDNP/18/05153/FUL CHANGE OF USE FROM OFFICES TO NEW MEDICAL CLINIC INCLUDING ENCLOSING EXISTING PORCH  
Citizens Advice Bureau, The Old Surgery, 18 Heath Road, Petersfield  
Ms E Spalding - Swan Medical Group

**COMMENT: NO OBJECTION**

SDNP/18/05187/HOUS SINGLE STOREY SIDE EXTENSION AND ROOF OVER  
FRONT DOOR, FOLLOWING DEMOLITION OF  
GARAGE  
18 Stafford Road, Petersfield  
Mr & Mrs W Cartwright

**COMMENT: NO OBJECTION**

SDNP/18/05213/TPO OAK TREE IN REAR GARDEN (No.1) - CARRY OUT  
CROWN MAINTENANCE REMOVING ALL MAJOR  
DEADWOOD. OAK TREE IN REAR GARDEN (No.2)  
CARRY OUT CROWN MAINTENANCE REMOVING  
ALL MAJOR DEADWOOD AND CROWN LIFT TO 3  
METRES OVER FOOTPATH  
19 Marden Way, Petersfield  
Mrs Roberts

**COMMENT: NO OBJECTION**

SDNP/18/05245/HOUS SINGLE STOREY SIDE.EXTENSION (INFILL)  
16 Barham Road, Petersfield  
Ms M King

**COMMENT: NO OBJECTION**

SDNP/18/05246/LIS REPLACE MISSING LEAD FROM HIGH LEVEL FLAT  
ROOF WITH ZINC  
Causeway Farmhouse, 158 The Causeway, Petersfield  
Mr J Day

**COMMENT: NO OBJECTION**

SDNP/18/05274/HOUS SINGLE STOREY REAR EXTENSION, LOFT  
CONVERSION WITH REAR DORMER, PITCHED  
GARAGE ROOF AND ASSOCIATED LANDSCAPE  
AND DRIVEWAY WORKS  
13 Durford Road, Petersfield  
Mr C Maynard

**COMMENT: NO OBJECTION**

SDNP/18/05293/TPO T48 OAK - TPO EH143-T5 FELL. THE TREE IS DEAD  
AND NEEDS TO BE REMOVED TREE PROTECTION  
BARRIERS HAVE BEEN REALIGNED ACCORDINGLY.  
G51 HAWTHORN AND FIELD MAPLE - TPO EH482-  
W1 FELL 2 HAWTHORN AND 2 FIELD MAPLE.  
REMOVE 2 LOW BRANCHES FROM 1 HAWTHORN.

WORKS ARE PROPOSED TO THESE TREES TO PROVIDE ACCESS FOR NEW DRAINAGE INSTALLATION. G56 OAK NOT SUBJECT TO TPO - RAISE CROWN TO 5 METRES. REDUCE LATERAL BRANCHES TO AFFECT A 2 METRE CLEARANCE FROM BUILDING LINE. G61 ASH FIELD MAPLE NOT SUBJECT TO TPO - CROWN LIFT TO 5 METRES, REMOVE SCRUB AND UNDERGROWTH. G63 OAK TPO EH482-G7 - FELL OAK HAS A SIGNIFICANT SCAR UP ONE SIDE AND IS LEANING. T64 AND G65 OAK TPO EH482-G7 - CROWN LIFT TO 5 METRES, REMOVE SCRUB AND UNDERGROWTH. T67 ASH NOT SUBJECT TO TPO - FELL. IN DECLINE AND POOR CONDITION. T68 OAK - TPO EH582-T7 - CROWN LIFT TO 5 METRES, REMOVE SCRUB AND UNDERGROWTH. G69 HAWTHORN, BLACKTHORN, ELM NOT SUBJECT TO TPO - CUT BACK TO CEZ BARRIER LINE. T70 OAK TPO EH482 - T8 - CROWN LIFT TO 5 METRES, REMOVE SCRUB AND UNDERGROWTH  
Land at Causeway Farm, The Causeway, Petersfield  
Mr J Hammond

**COMMENT:** **OBJECT TO THE FELLING OF TPO TREES OF WHICH SOME ARE A SUITABLE SITES FOR BAT HABITATION. MEMBERS STRONGLY FEEL THAT THE DRAINAGE SYSTEM SHOULD BE REDESIGNED SO AS NOT TO AFFECT ANY OF THE TREES.**

SDNP/18/05311/FUL INSTALLATION OF 3 15M HIGH FLOODLIGHTING COLUMNS FITTED WITH 4 NEW LUMINAIRES AND 4 EXISTING LUMINAIRES ALSO MOUNTED ON THE COLUMNS  
Petersfield Rugby Football Club, Penns Place, Petersfield  
Mr Barden

**COMMENT:** **NO OBJECTION**

SDNP/18/05346/HOUS PROPOSED GARAGE AND CAR PORT  
Herne House, Heath Road, Petersfield  
Mr & Mrs Prosser

**COMMENT:** **NO OBJECTION**

**P 0405**            **ROAD CLOSURES**

Members received and noted notification from East Hampshire District Council of an application for the following road closures:-

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

**Dates of Closures:** Sundays in 2019 - 6 January, 3 February, 3 March, 7 April, 5 May, 2 June, 7 July, 4 August, 1 September, 6 October, 3 November and 1 December.

**Reason for Closure:** Farmers Market

**P 0406**            **VARIATION OF PREMISES LICENCE**

Members received and noted notification from East Hampshire District Council of an application to vary a premises licence for The Natural Apothecary, 2 Dragon Street, Petersfield. The proposed variation to extend the premises licence into the new area of the extended café.

**P 0407**            **CONSULTATION ON REVIEW OF THE SOUTH DOWNS NATIONAL PARK'S LOCAL LIST**

Members received notification from South Downs National Park Authority of a consultation on the Review of the South Downs National Park's Local List for Validation of South Downs national Park Development Management Applications. The consultation period runs from 19 October 2018 until 14 December 2018. Comments to be sent by email to [locallistreview@southdowns.gov.uk](mailto:locallistreview@southdowns.gov.uk)

The Chairman asked members present to consider the consultation and bring their comments to the next meeting to be held on 20 November 2018.

There being no further business the meeting closed at 7.30pm.