

Minutes of the Development and Control Committee meeting of Fleet Town Council

**Monday 13 June, 2011 at 7.00 p.m.
The Function Room, Harlington Centre**

Present: Councillors: Cllr C Butler - Chairman
Cllr Arthur Hurley – Vice Chairman
Cllr Andrew Macallan
Cllr Dai Pierce
Cllr Denis Gotel
Cllr Bob Schofield
Cllr George Woods
Cllr Sue Tilley
Cllr Richard Robinson

Apologies: Cllr Leslie Holt
Cllr Alan Hope

Officers: Janet Stanton Deputy Town Clerk

Also Present: Colin Gray
Phil Gower
Residents from 8 and 14 Holly Trees

PM/13.0 6.11/1	<p>Apologies for absence</p> <p>Apologies for absence were received and accepted from Cllr Alan Hope and Leslie Holt</p>
PM/13.0 6.11/2	<p>Declarations of interest to any item on the agenda</p> <p>134A Reading Road South – Cllr Andrew Macallan The drawings were produced at Cllr Macallan’s Practice</p> <p>15 Sycamore Cres - Cllr Chris Butler Knows the neighbour of No 15</p> <p>20 Kings Road - Cllr Gotel knows the owner of this property</p>
PM/13.0 6.11/3	<p>Public Session</p> <p>11/01149/FUL - Land at the rear , 8 – 12 Hollytrees</p> <p>Residents of No 14 Hollytrees objected to development for the following reasons :</p> <ul style="list-style-type: none"> • Will add to the flood risk • There are badgers, bats, newts and frogs in the area • The impact on the road • Access to the development is on a bend in the road and is dangerous • The development is crammed in.

	<p>A resident from No 8 Holly trees objected to the development for the following reasons:</p> <ul style="list-style-type: none"> • The area flooded badly in 2006 / 2007 and is likely to happen again • Property at No 8 has a lounge window overlooking the access road • The drawings are inaccurate as they do not show the 2-storey extension at No 8 • The wild life report is inaccurate as there is abundance of wild life. <p>Peter Hawkins from Hollytrees was unable to attend but sent in a letter to the Fleet Town Planning raising his objection to the development.</p>
<p>PM/13.0 6.11/4</p>	<p>Approval of the Minutes</p> <p>The minutes of the meeting held on Monday 23 May, 2011 were accepted as a correct record of the meeting.</p> <p>Proposed: Cllr Sue Tilley Seconded: Cllr Bob Schofield</p>
<p>PM/13.0 6.11/5</p>	<p>The following Planning Applications were decided by Fleet Town Council:</p> <p>11/00960/HOU 19 Springwoods, Fleet, Hampshire, GU52 7SU Erection of a single storey rear extension, a side extension, loft conversion, rear dormer extensions and a shed in rear garden.</p> <p>The Council resolved that there was NO OBJECTION.</p> <p>11/00998/HOU 15 Priors Keep, Fleet, Hampshire, GU52 7LB, Erection of extensions to both sides of existing house. Erection of single garage.</p> <p>OBJECTION to the easterly facing extension</p> <ul style="list-style-type: none"> • URB 16 • GEN 1 • GEN 4 <p>However, the Planning Committee had no objection to garage and the other extension</p> <p>11/01049/HOU 21 Church Road, Fleet, Hampshire, GU51 4NA Erection of a single storey timber outbuilding in rear garden.</p> <p>The Council resolved that there was NO OBJECTION.</p> <p>11/00936/HOU Chastilian, Gough Road, Fleet, Hampshire, GU51 4LJ Erection of a single storey rear extension.</p> <p>The Council resolved that there was NO OBJECTION provided the materials used are sympathetic to the Conservation Area</p>

11/01040/MAJOR

Edenbrook, Hitches Lane, Fleet, Hampshire
Erection of 32 dwellings (amendment to 07/02949/MAJOR), with related parking and landscape works. To provide 12 no. three-bedroom houses, 16 no. four-bedroom houses and 4 no. five-bedroom houses.

The Planning Committee was **unable to comment** on this application as the application does not state what is being amended. The Planning Committee is to write to Berkley Homes for clarification prior to the Committee making its decision. This item to be added to the next agenda.

ACTION: - Deputy Clerk to write to Berkley Homes
- This item to be added to the agenda of the next Planning Committee and comments then forwarded to Hart Planning Committee.

11/01108/HOU

10 Dinorben Beeches, Fleet, Hampshire, GU52 7SR
Erection of a single storey rear extension. Revision to planning approval 10/02243/HOU

OBJECTION unless the TPO is removed.

11/01022/FUL

139 Reading Road South, Fleet, Hampshire, GU52 7TD
Erection of two detached four bedroom dwellings.

The Council resolved that there was **NO OBJECTION**. However, query the distance from the SPA.

11/01006/HOU

152 Kings Road, Fleet, Hampshire, GU51 3DT
Erection of a single storey rear extension.

The Council resolved that there was **NO OBJECTION**. Fleet Town Council prefers Proposal 1

11/01123/HOU

142 Kings Road, Fleet, Hampshire, GU51 3DT
Installation of pitched roof to replace existing flat roof over existing single storey extension

The Council resolved that there was **NO OBJECTION**.

11/00985/HOU

15 Sycamore Crescent, Church Crookham, Fleet, Hampshire, GU51 5NN
Erection of a single storey rear extension and erection of a false pitched roof over the porch and existing garage and store.

The Council resolved that there was **NO OBJECTION**.

11/01088/HOU

12 The Bourne, Fleet, Hampshire, GU52 6TL
Erection of a first floor rear extension

The Council resolved that there was **NO OBJECTION**.
11/00980/ADV
295 Fleet Road, Fleet, Hampshire, GU51 3BT
Display of fascia sign and internally illuminated projecting sign

The Council resolved that there was **NO OBJECTION**.

11/01155/HOU
7 Pondtail Road, Fleet, Hampshire, GU51 3JN
Erection of a single storey side/rear extension

The Council resolved that there was **NO OBJECTION**.

11/00999/COU
295 Fleet Road, Fleet, Hampshire, GU51 3BT,
Change of use to Hot food takeaways (A5)

The Council resolved that there was **NO OBJECTION**.
However, Fleet Town Council has the following concerns:

- The opening hours
- Loss of a retail site

11/00917/HOU
18 Kenilworth Road, Fleet, Hampshire, GU51 3DA
Erection of single storey rear extension.

The Council resolved that there was **NO OBJECTION**.

11/01160/HOU
41 Greenways, Fleet, Hampshire, GU52 7XG
Erection of two storey side extension

The Council resolved that there was **NO OBJECTION**.
However, Fleet Town Council has a concern about the car parking.

11/01179/FUL
4 Fieldway, Fleet, Hampshire, GU51 4ER
Erection of a two storey side extension to provide a three bedroom dwelling, to include parking, rear garden and side access

OBJECTION

- Lack of S106 contributions
- Permeable parking surface
- Out of keeping with street scene GEN 1 and GEN 4
(vote taken: 5 – FOR, 4 – AGAINST)

11/01170/COU
2 Reading Road South, Fleet, Hampshire, GU52 7QL
Change of use to from offices to restaurant for expansion of Water Sky Chinese Crookham Road Fleet

The Council resolved that there was **NO OBJECTION**.

11/01189/HOU

70 Alton Road, Fleet, Hampshire, GU51 3HW

Erection of a conservatory.

The Council resolved that there was **NO OBJECTION**.

11/00844/FUL

Kingfisher Music, 20 Kings Road, Fleet, Hampshire, GU51 3AD

Install mechanical plant within building at first floor level. Provide new attenuated louvres in existing window openings.

The Council resolved that there was **NO OBJECTION**.

However, Fleet Town Council has a concern about the noise of the mechanical plant

11/00830/MAJOR

Land At Elmwood, Middlewood and Roslynton, Branksomewood Road, Fleet, Hampshire

Demolition and redevelopment to form 46 sheltered apartments for the older person including communal facilities, landscaping, car parking and revised access

OBJECTION

- Lack of S106 contribution – to go towards Shopmobility
- Serious lack of parking
- Overdevelopment of the site

11/01056/ADV

20 Kings Road, Fleet, Hampshire, GU51 3AD

Display of four fascia signs and one double sided internally illuminated projecting sign

The Council resolved that there was **NO OBJECTION**.

11/01149/FUL

Land At The Rear, 8-12 Hollytrees, Church Crookham, Fleet, Hampshire
Erection of 3No. four bedroom detached dwellings, with new access, parking and amenity

OBJECTION

- Concern about flooding
- The gap between the houses is too narrow for access.
- Access between No 8 and No 10.
 - Tunnelling effect with houses either side - URB 12 part iv
 - Noise, light and vibration seriously detract from the amenities of the adjoining property
- Concern about wild life

PM/13.0
6.11/6

Considered without prejudice:

(Cllr A MacAllen left the meeting for this item)

The Planning Committee considered without prejudice the draft drawings for:

	<ul style="list-style-type: none"> • 2 Award Road, Fleet / 134A Reading Road South <p>The Fleet Town Council Planning Committee thinks there should be 2 buildings on the whole site, ideally 2 detached houses. However, a semi-detached or floored accommodation would be acceptable in Reading Road South but only one property should be located in Award Road.</p>
<p>PM/13.0 6.11/7</p>	<p>Considered: <i>(Cllr A MacAllen returned to the meeting)</i></p> <p>Objectives for the Year</p> <p>The Council's main objective for the year is the Core Strategy which should be considered by the Planning and R & L Committees before being fed into Full Council.</p> <p>As part of the Core Strategy, the Planning Committee also needs to consider the production of a public survey/questionnaire, resource utilization, and characterisation, as part of the Neighbourhood Plan.</p> <p>To enable the Planning Committee to consider these items, in depth and in a timely manner, it was agreed that two working Groups would be formed.</p> <p>The first group to work on questions for the Core Strategy Survey and the resource Utilization Plan and the second group to work on a Characterisation study as part of the Neighbourhood Plan. The outcome of these two working groups to be brought back to the full Planning Committee</p> <p>Membership of the Working Groups:</p> <p>Core Strategy Survey and Resource Utilization Plan Working Group Cllr Richard Appleton Cllr Dennis Gotel Cllr Bob Schofield Cllr George Woods</p> <p>Characterisation Study Working Group Cllr Chris Butler (Were you going to be in this Group?) Cllr Dennis Gotel Cllr Andrew MacAllan Cllr Dai Pierce</p> <p>ACTION:</p> <ul style="list-style-type: none"> • Each Working Group to set a date for its first meeting. • Each Working Group to produce Terms of Reference
<p>PM/13.0 6.11/8</p>	<p>Updated:</p> <p>36 Knoll Road</p> <p>Cllr Dai Pierce reported that the objection was upheld by Hart by a very close vote</p>
<p>PM/13.0 6.11/9</p>	<p>Updated:</p>

	<p>QEB</p> <p>Cllr A MacAllen stated that there was no real public outcry and the planning approval was given.</p>
PM/13.0 6.11/10	<p>Noted:</p> <p>The Weekly lists were noted</p>
PM/13.0 6.11/11	<p>Noted:</p> <p>The new appeal was noted</p>
PM/13.0 6.11/12	<p>Noted:</p> <p>The Enforcement cases were noted</p>
PM/13.0 6.11/13	<p>Date of Next Meeting:</p> <p>Monday 27 June, 2011 – 7pm in the Function Room</p>

The Meeting closed at 9.30pm

Signed:.....

Date: