



## MINUTES OF DEVELOPMENT CONTROL COMMITTEE

### DEVELOPMENT CONTROL COMMITTEE

Monday 8<sup>th</sup> July 2019 – Meeting Room, The Harlington

**Present:** Cllr Pierce  
Cllr Holt  
Cllr Robinson  
Cllr Schofield  
Cllr Jasper  
Cllr Carpenter

**Officers:** Charlotte Benham – Projects and Committee Officer

1	<b>Apologies</b>  Apologies received from: Cllrs Wildsmith and Hope
2	<b>Declarations of interest to any item on the agenda</b>  None declared
3.	<b>Public Session</b>  One member of FCCS.
4	<b>Approval of the Minutes</b>  The minutes of the development and control meeting on the 24 <sup>th</sup> June were accepted as a correct record of the meeting.
5	<b>Planning applications</b>  <a href="#">19/01220/HOU</a> 37 Linkway Fleet Hampshire GU52 7UN Erection of a rear conservatory and first floor rear extension Comments required by 16 July  NO OBJECTION <ul style="list-style-type: none"><li>• Subject to protecting trees during construction</li><li>• Potential breach in 45 degree rule</li></ul> <a href="#">19/01256/HOU</a> 11 Castle Street Fleet GU52 7ST Single storey rear extension and new window on ground floor side Comments required by 16 July

**NO OBJECTION**

- However possible loss of light to neighbouring property

[19/01339/HOU](#)

41 Leawood Road Fleet Hampshire GU51 5AN

Erection of a single storey front extension, front porch and change flat roof to pitched roof over single storey side element

Comments required by 16 July

**OBJECTION**

- A dimensioned parking plan needs to be submitted that meets Hart's standards – distance from garage to pavement should be 4.8m to accommodate a standard parking space + an extra 0.5m as parking area in front of a garage
- With proposed plans, part of dwelling could become an annexe – if this is the case then under URB 17 an annexe should have no external door otherwise it is a separate dwelling

[19/01312/HOU](#)

25 Velmead Close Fleet Hampshire GU52 7LR

Insertion of flat roofed dormer window to rear and rooflight to

Comments required by 19 July

Letter refers to more information being needed but no amended plans appear to have been submitted – are the ones online the latest?

[19/00630/HOU](#)

2 Elvetham Road Fleet Hampshire GU51 4QB

Erection of a single storey side extension following demotion of existing conservatory, erection of a front porch and creation of front door, erection of a two storey side extension following demolition of existing extensions, erection of a first floor rear extension and formation of new crossover to Elvetham Road

Comments required by 19 July

**OBJECTION**

- Parking inadequate – currently parking on grass verge. Need new plan that meets Harts standards i.e. at least 3 spaces and also show ability to exit site in a forwards direction
- Highways should look at this application
- Screening/scaffolding may be required while building due to proximity to railway tracks
- Ground floor toilet is poor design – the door should be relocated so access is from the utility room

[19/01361/HOU](#)

2B Guildford Road Fleet GU51 3EH

First floor side extension

Comments required by 22 July

**NO OBJECTION**

	<ul style="list-style-type: none"> <li>• Subject to protecting trees during construction</li> </ul> <p><a href="#">19/01310/HOU</a>  Wychwood Lodge Fitzroy Road Fleet GU51 4JH  Demolition of existing shed and erection of a detached barn style garage and car port  Comments required by 24 July</p> <p><b>NO OBJECTION</b> however</p> <ul style="list-style-type: none"> <li>• Impractical design for tree protection. Cell web foundations are built on existing ground to raise development up and protect tree root zones underneath. Impractical to have different areas of both cell web and piled foundations as the result would be uneven levels, it needs to be one or the other. Building control should look at this application</li> <li>• Ensure enough trees are retained to screen garage from road</li> </ul>
6	<p><b>Noted:</b></p> <p>Weekly List</p>
7	<p><b>Noted:</b></p> <p>Planning Enforcement notices</p>
8	<p><b>Noted:</b></p> <p><b>Hart Planning Meeting Dates</b></p> <p>14<sup>th</sup> August 2019</p>
9	<p><b>Date of Next Meeting</b></p> <p>22<sup>nd</sup> July 2019 – in the RVS</p>

**The meeting closed at 7.45pm**

**Signed:**.....

**Date:** .....