

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

**Monday 28 February, 2011 at 7.00 p.m.  
The Function Room, Harlington Centre**

**Present: Councillors:** Cllr Chris Butler  
Cllr Arthur Hurley  
Cllr Andrew Macallan  
Cllr Dai Pierce  
Cllr Richard Robinson  
Cllr Bob Schofield  
Cllr Sue Tilley  
Cllr George Woods

**Apologies:** Cllr Alan Hope

**Officers:** Janet Stanton Deputy Town Clerk

**Also Present:** Colin Gray - Fleet and Church Crookham Society

DCC/28. 02.11/1	<p><b>Apologies for absence</b></p> <p>Apologies for absence were received and accepted from Cllr Alan Hope</p>
DCC/28. 02.11/2	<p><b>Declarations of interest to any item on the agenda</b></p> <p><b>11/00110/HOU – Cllr Bob Schofield lives in Guildford Road</b>  <b>11/00110/Hou – Cllr Dai Pierce lives local to this application</b>  <b>11/00001/Major – Cllr Chris Butler – Is a governor at a local school</b>  <b>11/00001/Major – Cllr Richard Robinson has a very small shareholding in Taylor Wimpey</b>  <b>11/00356/HOU - Cllr Hurley knows the Squirrels Leap</b></p>
DCC/28. 02.11/3	<p><b>Public Session</b></p> <p>There were no members of the public wishing to speak</p>
DCC/28. 02.11/4	<p><b>Approval of the Minutes</b></p> <p>The minutes of the meeting held on Monday 14 February 2011 were accepted as a correct record of the meeting</p>
DCC/28. 02.11/5	<p><b>The following were decided by Fleet Town Council:</b></p> <p><b>11/00230/HOU</b> 8 Pondtail Close, Fleet, Hampshire, GU51 3JR Erection of single storey rear extension and front porch</p> <p>The Council resolved that there was <b>NO OBJECTION.</b></p> <p><b>11/00356/HOU</b> Squirrels Leap, Hagley Road, Fleet, Hampshire, GU51 4LH</p>

Single storey side extension to form new garage between the existing house and garage. New pitched roof over existing garage to link in with the new roof. New entrance gates and piers to property. New cloakroom window and velux windows in existing house.

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

**11/00296/HOU**

14 Velmead Road, Fleet, Hampshire, GU52 7LJ,  
Erection of a single storey front extension.

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

*Cllr Andrew Macallan arrived*

**11/00327/FUL**

Countrywide Residential Lettings, 177-179 Fleet Road, Fleet, Hampshire, GU51 3PQ

Enlargement of two ground floor windows on Church Road elevation and replacement of all existing ground floor timber framed windows with powder coated aluminium framed windows

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

**11/00341/ADV**

Land at 7-11 Crookham Road, Fleet, Hampshire,  
Display of a non-illuminated signboard for a temporary period - from 01.03.2011 to 30.09.2011.

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

It is recorded that Cllr Bob Schofield objected to this application on the height of this non-illuminated signboard.

**11/00248/HOU**

19 Springwoods, Fleet, Hampshire, GU52 7SU,  
Erection of a single storey rear extension, a side extension, loft conversion, front and rear dormer extensions and a shed in rear garden.

**OBJECTION**

- Too large – Gen 1.1
- Scale and Mass to adjoining properties – Gen 1.1
- Out of keeping with local area – Gen 4

**11/00246/HOU**

142 Kings Road, Fleet, Hampshire, GU51 3DT,  
Erection of a ground floor side extension comprising garage and utility room following demolition of the existing garage.

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

**11/00187/FUL**

70 Reading Road South, Fleet, Hampshire, GU52 7SD,  
Erection of 3 no. two bedroom dwellings and 1 no. three bedroom dwelling

with associated access, parking and landscaping, following demolition of existing building.

**OBJECTION**

- Plots 1,2 and 4 overdevelopment of the site – Gen 1.1
- Concern that plots 1 and 2 – overlooking 27 Lyndford Road Gen 1.3
- Parking concerns on all plots – spaces inaccessible and dangerous Gen 1.7

**11/00283/FUL**

Octel House, Ancells Road, Fleet, Hampshire, GU51 2UN  
Replacement of existing entrance doors with brushed stainless steel double swing door with symmetrical side lights either side

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

**11/00249/MAJOR**

Edenbrook, Hitches Lane, Fleet, Hampshire,  
Amendments to Block D (plots 291-300), Block E (plots 253-258), Block F (plots 244-252), Block G (259-266), Block H (plots 267-277), Permitted under 08/01613/MAJOR & 07/02949/MAJOR.

Fleet Town Council is unable to comment on this application as the council does not know what has changed.

A schedule of alterations should be provided.

**11/00217/FUL**

Kzar Childcare Ltd, Heath House Day Nursery, 52 Fleet Road, Fleet, Hampshire GU51 4PD

Erection of single and two storey extensions following demolition of existing single storey rear extensions

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

**11/00110/HOU**

15 Guildford Road, Fleet, Hampshire, GU51 3ES  
Retention of boundary close board fencing to front of property, wooden gates to main drive way entrance and to pedestrian access footpath.

**OBJECTION**

- Fencing is out of keeping with the street scene - size and materials – Gen 1.1

**11/00001/MAJOR**

Queen Elizabeth Barracks, Sandy Lane, Church Crookham, Fleet, Hampshire GU13 0BF

Hybrid planning application with full details for phase 1 and details of means of access only for the remaining phases for the redevelopment of the site to provide:

- 872 residential units (316 in phase 1);
- 1.5ha site for a new primary school as part of phase 1;

- Local centre with 788.2m<sup>2</sup> for floorspace for A1, A2, A3, A5 or D1 uses with a 112.8m<sup>2</sup> energy centre all part of phase 1;
- 0.2ha site for a new community building as part of phase 2;
- Upto 7,500m<sup>2</sup> of new employment floorspace for business purposes on 2ha land as part of phase 3;
- Retention of the existing 0.6ha employment use on Naishes Lane (known as the ASU site) as part of phase 1;
- Provision of 7.6ha of formal open space consisting of a multi use games area, a new running track with football pitch (within phase 2);
- 40 allotments with storage facility (within phase 1);
- Associated children's playspace facilities (across all phases);
- Private eight space car park off Sandy Lane (within phase 1);
- 40 space public car park to the south of the site off of Naishes Lane (within phase 1);
- Access improvements works (to include new footways and gates) to open space in the area to the south and east of Naishes Lane and the woodland areas adjoining the site at Naishes Lane and Sandy Lane (within phase 1);

\* Improvement works to the remaining areas of formal and informal open space within the development (across all phases).

All with associated highway works, parking and landscaping.

The Council resolved that there was **NO OBJECTION**. Issues of concern to Fleet Town Council are itemised below.

### **Traffic**

Given the previous appeal decision there is no objection, however, the town council has the following concerns regarding traffic:

Hampshire County Council should ensure that sufficient 106 funding is obtained to address traffic issues generated by the site. These include:

- Windy Gap
- Reading Road South Canal Bridge
- The Oatsheaf Junction
- Aldershot Road, Fleet Canal Bridge
- A287 / Redfields Lane Junction
- And other schemes identified within the FTAP

### **Education**

- Infant and junior education provision must be within walking distance of the development
- Secondary provision - priority should be given to provision of secondary education.
- If the school is not built on site, land should revert to the Parish Council

### **EMPLOYMENT LOCATION**

- Concern that the employment location is not viable and therefore increases the likelihood of the land reverting to housing which Fleet Town Council would not like to see happen.

	<ul style="list-style-type: none"> <li>The employment land should be designated to meet local employment needs rather than excess office space.</li> </ul> <p><b>Transport</b></p> <ul style="list-style-type: none"> <li>Network Rail and South West Trains need to consider station improvements to meet the new developments in Fleet</li> </ul> <p><b>Parking</b></p> <ul style="list-style-type: none"> <li>Concern that the parking area for the school is on the opposite side of the road – dangerous for the pupils</li> <li>Where is the parking for the Community centre going to be sited?</li> </ul> <p><b>Sporting Facilities</b></p> <ul style="list-style-type: none"> <li>Fleet Town Council supports the provision of athletics facilities over football.</li> </ul>
DCC/28. 02.11/06	<p><b>Noted:</b></p> <p>The Weekly lists were reviewed and noted</p>
DCC/28. 02.11/07	<p><b>Noted:</b></p> <p>The Farnborough Airport Appeal Decision was noted</p>
DCC/28. 02.11/08	<p><b>Noted:</b></p> <p>The weekly list of Enforcement Cases Closed was noted.</p>
DCC/28. 02.11/09	<p><b>Date of Next Meeting:</b></p> <p>Monday 14 March, 2011 – 7pm in the Function Room</p>

The Meeting closed at 8.38pm

**Signed:**.....

**Date:** .....