

PLANNING COMMITTEE

Minutes of the Meeting of Elvetham Heath Parish Council
Planning Committee held at The Key Centre Elvetham Heath
Monday 20th November 2017 at 7.00pm

PRESENT

Cllr Nicky Bond (NB)	Chairman	Elvetham Heath PC
Cllr George Brown (GB)		Elvetham Heath PC
Cllr Marilyn Robson (MR)		Elvetham Heath PC
Cllr Richard Woods (RW)		Elvetham Heath PC
Cllr Claire Brooks- McGoldrick (CBM)		Elvetham Heath PC
Jan Hyatt (JH)	Exec. Officer	Elvetham Heath PC

Also Present

3 x members of public
 Cllr Steve Forster from 7.10pm Hart District & Hampshire County Councils

32/17	<p>Apologies for absence No apologies were received as everyone was present. NB welcomed Cllr Brooks-McGoldrick to the committee.</p>
33/17	<p>Declarations of Interest & associated dispensations None</p>
34/17	<p>Approval of the Minutes The minutes of the meeting held on 16th October 2017 (Nos. 26/17 – 31/17) were confirmed as an accurate record and signed by the Chairman.</p>
35/17	<p>Consideration of Current Planning Applications</p> <p>Reference: 17/02478/HOU Address: 20 Marrow Meade Proposal: Erection of single storey rear and side extension. Comment: Objection. Members believe the extension to be contrived. It appears aesthetically awkward and is out of keeping with the design of the property and with the area. The extension is an overdevelopment of the plot and will have a negative impact on the neighbour against whose boundary the extension wall will be situated.</p> <p>Reference: 17/02489/HOU Address: 1 Liss Drive Proposal: Erection of single storey rear extension with roof lights and pitched roof over side door.</p>

Comment: No objection.

Reference: 17/02601/ADV

Address: De Havilland Arms

Proposal: Sign-written house names & mural and replacement hanging signs.

Comment: No objection.

Reference: 16/03129/OUT

Address: Pale Lane Farm

Proposal: Outline application for the development of up to 700 residential dwellings, site for primary school and local centre, together with associated vehicular, pedestrian and cycle access, drainage, landscape works and provision of general open space.

Full details of Suitable Alternative Natural Greenspace and means of access (Transport Assessment Addendum received 6 November 2017).

Comment: Objection.

The transport assessment addendum does nothing to reduce the reasons for the original objection. EHPC continues to object on several grounds and questions the information contained in the transport assessment. It grossly underestimates the effects an additional 700 dwellings will have on an area already under strain.

- Another urban extension which will exacerbate the strain on local transport and services
- The local secondary schools and medical facilities can barely cope with the current level of residents, problems that will be exacerbated by an additional 700 homes.
- Elvetham Heath Way will become more of a rat-run for people accessing the M3 – the numbers used in the transport assessment were taken when the majority of the cars would be doing shorter journeys and school runs. Most cars accessing the M3 do so prior to 7.45am and after 6pm.
- The station car parks are at capacity as anyone trying to park during the day will confirm. We cannot understand the figures quoted in the new transport assessment but note that they were taken in the summer months and, although not school holiday time, the car parks are less busy than in the autumn & winter.
- In addition to station parking, the assessment counts the parking currently available at the station public house. This should be ignored as it is not guaranteed long term and is likely to be reduced or lost if changes to the road junction are made.
- Rail commuter figures quoted are from a travel survey in January 2012 and as such completely unreliable – passenger numbers have almost doubled in the last 5 years and will increase further with the other developments going ahead in this area.
- Relying on evidence that states that only 8% of residents commute via train not only appears incorrect but is a statistic which is not in line with transport assessments for other developments in the area eg. Edenbrook used 9%.
- The transport assessment relies on a national statistic stating that 80% of journeys under 1 mile are made on foot and it believes that people will walk or cycle further than this distance. Reliance on this statistic in a district which, according to RAC research, has the highest

	<p>car ownership in the country, is inconsistent with local knowledge. Especially when for Elvetham Chase, this distance only covers trips to the nearest medical centre and a supermarket – 2 places where use of a car is almost guaranteed.</p> <ul style="list-style-type: none"> • The assessment also relies on use of public transport – the No. 7 bus. This is currently under serious threat and does not run frequently enough to be of use to many. <p>It should be noted that none of the figures quoted in the planning application & particularly the transport assessment take into account the recently agreed 500+ dwellings at Grove Farm & Edenbrook.</p>
<p>36/17</p>	<p>Pale Lane Farm It was agreed that either Cllr Woods or Robson would speak at the HDC planning committee in January.</p>
<p>37/17</p>	<p>Monthly lists The following decisions from Hart District Council were reviewed:</p> <p>Ref: 17/02405/NMMA Address: 1 Liss Drive Proposal: Amendment to reduce the length of the single storey rear extension pursuant to 17/00730/HOU. Decision: Refuse Permission EHPC: Not consulted – new application</p> <p>Ref: 17/02158/HOU Address: 7 King Henry Road Proposal: Conservatory to rear of house. Decision: Grant Permission EHPC: Objection</p> <p>Ref: 17/02128/HOU Address: 2 Winchfield Close Proposal: Loft conversion with dormer windows to front and rear elevations. Decision: Grant Permission EHPC: Objection</p> <p>Ref: 17/02129/HOU Address: 2 Wintney Street Proposal: Hip to gable loft conversion with 2 pitched roof dormers to front elevation and roof lights to rear. Decision: Grant Permission EHPC: Objection</p> <p>Ref: 17/02073/FUL Address: Mews Cottage 2 Chertsey Street Proposal: Loft conversion with roof lights. Decision: Grant Permission EHPC: No objection - concern about parking</p> <p>Ref: 17/02063/HOU</p>

	<p>Address: 59 Upper Mount Street Proposal: Convert existing garage to games room. Decision: Grant permission EHPC: Objection</p> <p>Ref: 17/02002/HOU Address: 2 Winta Drive Proposal: Part single part two storey rear extension. Decision: Grant Permission EHPC: No objection</p> <p>Ref: 17/02408/HOU Address: 24 Elvetham Crescent Proposal: Single storey rear extension. Decision: Grant Permission EHPC: No objection</p> <p>Ref: 17/02306/HOU Address: 3 Paulet Close Proposal: Proposed ground floor rear extension. Decision: Grant Permission EHPC: No objection</p> <p>Ref: 17/02236/FUL Address: Morrisons Petrol Station Proposal: Installation of an ATM through the existing glazing. Decision: Grant Permission EHPC: No objection</p> <p>Enforcement</p> <p>Date Closed: 19/10/2017 Address: 5 Turstin Drive Complaint: Loft conversion with rear dormer Conclusion: Not a breach of planning control</p> <p>Date Closed: 24/10/2017 Address: 59 Upper Mount Street Complaint: Alleged garage conversion without planning permission Conclusion: Planning Application Approved</p>
31/17	<p>Date of Next Meeting The next planning committee meeting is scheduled for 18th November 2017 at 7pm.</p>

There being no further business the meeting closed at 7.52pm

Signed.....

Date.....