

## **Planning Services**



### **Welcome from Councillor Alan Oliver Chairman of the Planning Committee**

On behalf of the members of the Planning Committee and the officers, I would like to welcome you to this evening meeting. I should be grateful if you would ensure that your mobile phones are switched off during the meeting.

To help you get a better understanding of the way the Planning Committee works, I have listed a few points below.

#### **How the Committee makes a decision**

The Planning Committee's decision on an application can be based only on planning issues. These issues include:

- Local, regional and national policies and Government guidance;
- The design, appearance and layout of a proposed development;
- Road safety and traffic;
- The effect on the local area and local properties;
- Loss of light and overlooking;
- Nuisance caused by noise, disturbance and smell; and
- Protecting buildings and trees

#### **The agenda**

You will find copies of the agenda in the public seating area of the Council Chamber. At the front of agenda, the planning applications being discussed are listed in order of the application number.

#### **Extra information sheets**

There may be an additional information sheet attached to this welcome letter. You should read this with the agenda. These sheets detail any comments received after the report was written, updates, comments and a list of the public speakers under each item number.

## **Introducing the Committee**

Below is a list of the 11 members of the Planning Committee in alphabetical order:

Councillor Simon Ambler  
Councillor Brian Blewett  
Councillor Graham Cockarill  
Councillor Ange Delaney  
Councillor John Kennett  
Councillor Alan Oliver

Councillor Richard Quarterman  
Councillor James Radley  
Councillor Tim Southern  
Councillor Sharyn Wheale  
Councillor Jane Worlock

## **Committee Procedures**

The Chairman will announce the application to be discussed, a Planning Officer will then give a short presentation followed by Public Speaking if applicable.

The rules for Public Speaking are detailed in the Council's leaflet 'Public Speaking at Planning Committees'. A copy of this leaflet is available by contacting 01252 774419.

The Committee will then discuss the application and make a decision. The member in whose ward the application is located will normally open the discussions.

The committee may decide to:

1. Approve the application
2. Refuse the application
3. Defer consideration e.g. for further information or amendments or
4. Defer consideration for a site visit by a panel of Councillors (the viewing panel).

## **Fire Evacuation Procedure**

At the beginning of the meeting the fire evacuation procedures are both displayed on the screen and read out. Please listen carefully to the instructions and follow the advice of staff in the event of the alarm sounding.

**If you have any more comments about the Planning Committee process, please contact the Committee Services Officer, Sabrina Cranny**

## ADDENDUM SHEET

### FIRE EVACUATION OFFICERS:

**Lead Officer:** Emma Whittaker  
**Deputy Lead Officer:** Sabrina Cranny (responsible for ensuring evacuations procedures are read out by the Chairman, bringing evacuation procedures and other equipment. - checking the 2nd floor only to include toilets, Members' Room, Chairman's Room)  
**Public Officer:** Emma Whittaker - (responsible for guiding and evacuating members of the public)  
**Member Officer:** TBC (responsible for guiding and evacuating members of the Committee)

### SUMMARY OF ADDITIONAL INFORMATION AND CHANGES TO RECOMMENDATION TO BE PRESENTED AT COMMITTEE

#### ADDENDUM FOR THE PLANNING COMMITTEE OF 10th February 2021

<b>Item No:</b>	<b>101</b>	<b>Reference No:</b>	<b>20/02827/AMCON</b>
Variation of Condition 37 attached to Planning Permission 14/00504/MAJOR dated 26/06/2015 to allow the roundabout to be completed and fully operational prior to the 50th occupation of the development			
<b>At</b>			
Land At, Watery Lane, Church Crookham, Fleet, Hampshire			

#### Update

#### Recommendation

The recommendation has been amended to read:

#### RECOMMENDATION A:

That the Head of Place be authorised to use his delegated authority to **GRANT** planning permission subject to the completion of a Deed of Variation to the section 106 Agreement dated 7th May 2015 to link and secure all the planning obligations in that Agreement as agreed under the original planning permission (ref: 14/00504/MAJOR - APP/N1730/A/14/2228404) to this planning permission ref: 20/02827/AMCON

AND subject to the following Planning Conditions: (as per Committee Report and the changes to condition no.31 detailed below)

## **RECOMMENDATION B:**

That the Head of Place be authorised to use his delegated authority to **REFUSE** planning permission if the Deed of Variation to the section 106 Agreement dated 7th May 2015 is not satisfactorily completed by the 16th April 2021 on the following grounds:

1. The development subject to this application, in the absence of a satisfactory Legal Agreement to secure planning obligations, would result in detrimental impacts to local infrastructure related to highways, leisure and open space, education, community facilities, and the Thames Basin Heaths Special Protection Area; and there would be no mechanism to secure the on-site affordable housing provision, all contrary to policies H2, INF1, INF2, INF3, INF4 and INF5 of the adopted Hart Local Plan - Strategy and Sites 2016-2032 and the NPPF 2019.

### Planning Conditions

- Planning Condition no. 31 (hours of operation for the retail and medical units).

The wording of the condition has been altered to read:

31. The convenience food store, pharmacy and the medical facility hereby approved falling within Classes A1 or D1 of the Schedule of the Town and Country Planning (Use Classes) Order 1987 or in any statutory instrument revoking or re-enacting that Order with or without modification shall not open between the hours of 23:00 and 07:00 hours. No deliveries to these premises shall take place between the hours of 23:00 and 07:00 hours.

REASON: To protect the amenity of local residents in accordance with policies NBE11 of the adopted Hart Local Plan - Strategy and Sites 2016-2032, saved policy GEN1 of the Hart District Local Plan 1996-2006 and the NPPF 2019.

### Additional Representations submitted

Two additional public representations have been submitted in objection to this application following the publication of the Committee Report.

They raise concerns related to highway safety and traffic, similar to those reported in the Planning Committee report.

### Speaker Details

#### **\*Speaking Against the Application;**

**Dr Louise Perrin**

2 Tryplets, Church Crookham, Fleet, Hampshire, GU52 6DH,

#### **\*Speaking Against the Application (Crookham Village Parish Council);**

**Cllr David Jackson**

Crookham Village Parish Council, Daegmarsfield Farm, Church Lane, Dogmersfield, Hook, Hampshire RG27 8SZ

<b>Item No:</b>	<b>102</b>	<b>Reference No:</b>	<b>20/00580/FUL</b>
Change of use of land for residential purposes for 2 no. gypsy pitches comprising of a mobile home (caravan), a touring caravan and a utility/day room together with the formation of hardstanding			
<b>At</b>			
Farnham Lodge, Farnham Road, Odiham, Hook, RG29 1HS			

This Application has been deferred for consideration.