

Held online via Zoom on 28th July 2020 at 6.30pm.

Present: Cllr Caroline Hubbard (Chair), Cllr Clive White, Cllr Sue Robinson, Cllr Andy Austin.
Clerk; Helen Klaassen
Public; 8

AGENDA

- PD/19/077 Apologies for Absence.**
Apologies were received from Cllr Thomas.
- PD/19/078 Declarations of Interest.**
Cllr Hubbard declared a personal interest in application 20/00467.
- PD/19/079 Minutes of the Last Meeting.**
The minutes were agreed and the Clerk would take a copy to the chair to be signed.
- PD/19/080 Matters Arising from the Minutes.**
None.
- PD/19/081 Planning Applications for the Committee's Consideration;**

Case No	Address	Proposals
20/00426	14 Cecil Avenue	Rear extension; alterations to roof and doors of existing rear extension
<p>Recommend Option 3, Permission. The committee felt that the proposals, though modern in design, were complimentary to the property and represented no visual intrusion, nor detrimental impact on neighbours, and thus were within the requirements of DP2 and DP36 and SP17 and DP18.</p>		
20/00467	15 Peterscroft Avenue	Outbuilding; demolition of existing garage
<p>The Clerk removed Cllr Hubbard to the waiting room. Representations were heard from two neighbours. Concerns raised were: - Continuing development by stealth by an already very crowded plot. - Detrimental impact on neighbourhood as a whole. - Setting a precedent for other properties to similarly develop - Proximity to neighbouring property has a detrimental impact on light into their property.</p> <p>Recommend Option 4, Refusal. Concerns were raised that the proposals for a sizeable two storey building would contribute to an over-development of an already crowded site and was against the requirements of DP2 a. The proposals are described as storage, but it was noted that this included bi-fold doors and underfloor heating, and in addition to the office space overhead, it was felt that the building appeared more like habitable accommodation than an office and storage space and therefore more of a domestic character. Due to the size and bulk it did not appear to be incidental to the main building. Additionally, there are concerns that it would impact negatively on the neighbouring property, reducing light into their kitchen and dining room against DP2 e. The Clerk re-instated Cllr Hubbard to the meeting.</p>		
20/00456	Mulberry House, 124 Lyndhurst Rd	Garage
<p>Representations were made by neighbours and the owners of the property. Concerns were raised regarding over development of the plot, the garage being forward of the main dwelling and there being no other properties with a garage bordering the road. Neighbouring amenity be affected. Not enough room for cars to safely manoeuvre, loss of green space and boundaries. Potential flooding from additional hardstanding and water run-off. Business being run from property, concerns that garage would subsequently be used for business. Owners: Building would be wood, 6-inch concrete hardstanding, so no excavation required.</p>		

Recommend Option 2, REFUSAL, but would accept the decision reached by the NPA Officers under their delegated powers.		
Planning documents were limited in the information provided. The garage would be forward of the main dwelling and concerns were raised that this would set a precedent (DP18) and reduce the amenity space at the front of the property (SP37) and present a loss of amenity to the neighbouring property (DP2, e). Concerns were raised that the building may be used for running a business. The committee requested that should permission be granted there would be a requirement for foliage to be retained as shielding.		
20/00301	38 Peterscroft Avenue	Single storey extension; demolition of existing garage
Recommend Option 3, Permission.		
The committee felt that the proposals were complimentary to the property and represented no visual intrusion, nor detrimental impact on neighbours, and thus were within the requirements of DP2 and DP36 and SP17 and DP18.		
20/00504	8 Fir Road	Outbuilding
Recommend Option 3, Permission.		
The committee felt that the proposals represented no visual intrusion, nor detrimental impact on neighbours, and thus were within the requirements of DP2 and DP18 and SP17 and DP37.		
Southampton Airport Response.		
It was felt that the committee's response should mostly mirror the NFNPA's response and the Clerk was asked to collate a response to send to committee members for their consideration.		

PD/19/082 Tree Work Applications for the Committee's Consideration;

TPO/20/0327	24 Boakes Place, Ashurst	Re-pollard 2 x Maple trees
TPO/20/0348	22 Chestnut Drive	prune 2x oak trees
TPO/20/374	1 Peterscroft Avenue	Prune 1x lime tree

No comments on 327 and 348, any comments on 374, as it was a late addition, to be forwarded to clerk.

PD/19/083 LGA – Keeping Planning Local. To discuss and consider giving the Parish Council's support to the campaign. Link to be sent to councillors, who will let the Clerk know if they want to sign up.

PD/19/084 Items for the Next Meeting.

The meeting concluded at 19.30pm.

Signed: _____

Date: _____