



## Minutes of the Chineham Parish Council Planning Committee

**Date:** Monday 10<sup>th</sup> February 2020                      **Time:** 7.00pm

**Place:** Community Room, Chineham Village Hall, Thornhill Way, Chineham

**Present:** Councillor David Thornton (Chair)                      Councillor Paul Miller  
Councillor Sue Fuller    Councillor Kirsty Giles  
Councillor Marian Adams    Julia Johnston (Assistant Clerk)

### 1. Apologies

There were no apologies.

### 2. Minutes of the previous Planning Committee meeting

The minutes of the meeting held on 9<sup>th</sup> December 2019 were signed as a correct record of that meeting.

### 3. New application

#### 3.1 [20/00125/HSE](#) 52 Minden Close

Erection of single storey rear extension

Chineham Parish Council has no objection to this application. However we recommend that a condition is requested to enforce a root protection zone for the TPO trees to the rear of this and neighbouring properties during construction. A root barrier should be specified to prevent future damage from the trees to the proposed extension. Any future problems with the extension must not be a reason for losing these important elements of the Minden Close treescape.

#### 3.2 [20/00136/HSE](#) 3 Tangway

Erection of a first floor side extension

Chineham Parish Council has no objection to this application.

#### 3.3 [T/00032/20/TPO](#) 31 St Leonards Avenue

Oak 1 - Remove dead wood, sever ivy on tree trunk and reduce crown over property up to 3 metres

The tree is a feature of the landscape both in St Leonards Avenue and also Thornhill Way where the tall, mature crown is an important feature of the street scene. Apart from the removal of dead wood Chineham Parish Council does not support any crown reduction which will diminish the appearance of this fine tree when viewed from Thornhill Way.

Signed.....



**3.4** [20/00239/HSE](#) 15 Longstock Close

Erection of part two storey, part single storey side extension and infill front porch

Chineham Parish Council has no objection to this application. N.B. the planning documents were not available to view before the meeting.

**4.** **To note updates to the following existing applications**  
**(\* CPC OBJECTED # CPC NO OBJECTION ^ CPC COMMENTS)**

**4.1** [18/03417/FUL](#) Chineham District Centre

Erection of buildings for flexible Class A uses, Class A3 restaurant and cafe uses, Class C1 hotel use, Class D2 assembly and leisure uses and flexible Class D1 non residential institution/Class B1 business use. Provision of highway works including replacement bus stop and alterations to access, parking, landscape, service infrastructure and associated works and improvements, including works of demolition

Revised plans received.

The revised plans for the bus stop layout address our concerns about the previous proposals for the bus stops. We note however that there does not appear to be any dedicated taxi pick up and drop off point and would request that this is reconsidered.

The tree removal and retention plan still indicates that category B trees and category A tree groups are to be removed along the southern boundary of Great Binfields Copse. We strongly object to this proposal and any resulting encroachment into this Site of Importance for Nature Conservation.

Whilst this is not a planning matter, we are concerned that there does not appear to be any provision for the care of the important Peter Randall-Page limestone mollusc sculptures currently on display at the Centre, both during and after the redevelopment works.

**4.2** [19/02773/RES](#) Land at Redlands (please note this site is outside of Chineham Parish)

Reserved matters application pursuant to outline planning permission 16/02457/OUT for the erection of 150 dwellings, including 60 affordable units, with associated internal access streets, car parking and landscaping. Matters to be considered: appearance, landscaping, layout and scale.

Revised plans received.

Nothing in this amended reserved matters application removes any of our concerns about development on this site which we have raised in previous submissions (Local Plan and 16/02457/OUT).

It is our opinion that this development should not be considered in isolation and should instead be looked at in conjunction with the proposed East of Basingstoke site. Building this site in isolation, without any deliverable plans for additional schools or other local services will undoubtedly lead to further increased pressure on Chineham's already overburdened local infrastructure.

We are very concerned that the proposed layout and proximity of housing to the A33 will preclude any possible future dualling of the A33 and it would seem that the current proposed single access from the Taylors Farm roundabout will be insufficient – both for residents and emergency services vehicles.

Signed.....



- 4.3**     [19/03024/ADV](#) **Hampshire Court Hotel**  
Display of various internally illuminated and non illuminated signs  
  
Revised plans received.  
  
Chineham Parish Council has no further comments to make.
- 4.4**     [19/03144/HSE](#) **92 Saffron Close**  
Erection of a first floor side extension  
Granted #
- 4.5**     [19/02751/HSE](#) **27 St Leonards Avenue**  
Erection of single storey rear extension, pitched roof to side flat roof and internal alterations  
Granted #
- 4.6**     [19/02742/HSE](#) **40 Simons Close**  
Erection of two storey front extension and single storey rear and side extension  
Granted #
- 4.7**     [19/02194/RET](#) **7 Kimber Close**  
Erection of a treehouse on raised platform  
Refused \*^
- 4.8**     [19/03149/HSE](#) **28 Tollway**  
Erection of a single storey rear extension and conversion of part of garage to living accommodation  
Granted #
- 4.9**     [19/03147/HSE](#) **15 Mulberry Way**  
Erection of two storey side extension and dropped kerb with access  
Application withdrawn #
- 4.10**    [19/02568/HSE](#) **66 Fennel Close**  
Erection of single storey front and side extension. Alterations to front garden to provide additional parking  
Granted #
- 4.11**    [19/01233/HSE](#) **4 Petersfield Close**  
Erection of a single storey side and rear extension, dormer loft extension, partial conversion of garage to living accommodation and re-cladding of existing property  
Refused #
- 4.12**    [T/00430/19/TPO](#) **16 Minden Close**  
Whitebeam: fell  
Granted #^

Signed.....



- 4.13**     [19/03206/ADV](#) **Chineham Community Orchard, Reading Road**  
Display of 1 no. free standing lectern style landscape interpretation board at the entrance to the Community Orchard  
Granted (as the applicants, CPC made no comment)
  
- 4.14**     [19/01544/HSE](#) **34 Reading Road**  
Erection of a single storey rear extension, raising of the roof height of the original dwelling and conversion of loft and alterations to roof  
Appeal lodged following refusal #
  
- 4.15**     [19/01861/HSE](#) **29 Juniper Close**  
Erection of second storey side extension, two storey rear extension and a loft conversion, to include roof lights to front and rear elevations  
Appeal lodged following refusal \*^
  
- 4.16**     [18/03568/FUL](#) **Pyotts House, Pyotts Hill (please note this location is outside of Chineham Parish)**  
Amended proposal received - Erection of 3 no. detached dwellings with associated garaging, parking, turning, landscaping, private amenity space and access  
Refused #

**5.        Planning Administration**

**5.1       To receive an update on compliance & enforcement issues**

There were no new updates.

**6.        Date of next meeting:**

**7.00pm on Monday 24<sup>th</sup> February 2020 (TBC) Community Room, Chineham Village Hall, Thornhill Way.**

Signed.....