

FOUR MARKS PARISH COUNCIL

**Minutes of the Meeting of the Planning Committee
Held on Wednesday 8th January 2020, commencing at 8.00pm
At Four Marks Village Hall, Lyminster Bottom, Four Marks, Hampshire**

MEMBERS PRESENT: Cllr Simon Thomas (Chairman), Shaun McCarthy, Mike Sanders and Anne Tomlinson
IN ATTENDANCE: Sarah Goudie, Executive Officer
No members of the public
Cllr Janet Foster
APOLOGIES: Cllr Tim Brake, Cllr John Hammond

20.01 PC OPEN SESSION

Cllr Thomas welcomed attendees to the meeting, wished everyone a Happy New Year and asked if there were any items to be raised under the Open Session.

Cllr Sanders raised a previously permissioned planning application for a car port, and that it is completely at odds with the existing street scene. This was acknowledged, agreed and raised at consultee stage, but approval granted, so no further action can be taken unless non-compliant.

There were no further issues to raise, the formal meeting commenced at 8.05pm and **Standing Orders were applied**

20.02 PC APOLOGIES FOR ABSENCE

There were apologies for absence received from Cllr Tim Brake and Cllr John Hammond, the apologies were acknowledged and accepted.

20.03 PC DECLARATIONS OF INTEREST

Cllr Tomlinson declared a prejudicial interest in Minute 20.05, late application pre-decision amendments for 56027/019 and 56027/020

20.04 PC COMMITTEE MINUTES

It was RESOLVED to approve the Minutes of the Planning Committee Meeting held on Wednesday 4th December 2019 following proposal by Cllr McCarthy and seconded by Cllr Sanders and agreed by all Councillors as a true reflection of the meeting and were duly signed by the Chairman.

20.05 PC PLANNING MATTERS – NEW APPLICATIONS

NEW APPLICATIONS				
Date received	Ref. No:	Location	Proposal	Comments by:
10/10/2019	57933/001	Chapada, Kitwood Lane, Four Marks SO24 0DB	Prior notification of single storey development extending 8 metres beyond the rear wall of the original dwelling, incorporating an eaves height of 3 metres and a maximum height of 3 metres	For information only
Agenda item 1. Comment:				

Although the Parish Council discussed and noted the content of this application, as it is a prior notification for householder development, the Parish Council have no comment.				
17/12/2019	57933/002	Chapada, Kitwood Lane, Four Marks SO24 0DB	Lawful Development certificate proposed – side extensions, loft conversion including dormer window and porch addition	14 th January 2020
<p>Agenda item 2. Comment: The Parish Council discussed this notification of lawful development in detail but due to the technical detail defer to the Planning Officer to ensure that the application complies with Policy H16 and ultimately CP29, as there was some concern over the proposed increase of dwelling size.</p>				
16/12/2019	21728/006	Little Ease, Boyneswood Road, Medstead, GU34 5DY MEDSTEAD PARISH	Infill single storey rear extension with internal works	13 th January 2020
<p>Agenda item 3 Comment: Four Marks Parish Council have no planning objections to this application.</p>				
19/12/2019	35453/002	9 Windmill Fields, Four Marks, GU34 5HJ	Detached annex in rear garden for use by a family member	16 th January 2020
<p>Agenda item 4 Comment: Four Marks Parish Council have no objections in principle to this application, being modest in size and height and recognising the need for the accommodation, providing the proposal does not adversely affect the surrounding amenity or loss of privacy to neighbouring properties.</p>				
24/12/2019	28929/014	Owlscroft, 19 Lymington Bottom Road, Four Marks GU34 5DW	Lawful development certificate proposed – single storey extension to rear following demolition of existing conservatory, conversion of garage to habitable accommodation and replace mock tudor beams to first floor front and side elevations	21 st January 2020
<p>Agenda item 5 Comment: Four Marks Parish Council have no planning objections to this application.</p>				
31/12/2019	58559	Briarfield, Blackberry Lane, Four Marks, GU34 5BN	Single storey front and rear extension	28 th January 2020
<p>Agenda item 6 Comment: Four Marks Parish Council have no planning objections to this application. However, as the house is situated near to a sharp bend and busy T junction, with protected verges, would ask for a condition that all vehicles associated with the construction are parked on site and not on the public highway.</p>				
LATE APPLICATIONS – PRE-DECISION AMENDMENTS				
24/10/2019	56027/019	2 Briar Lodge, Willis Lane, Four Marks GU34 5AP	Detached stable (reduction in height and width)	20 th January 2020
<p>Agenda item 7: Comment Four Marks Parish Council still strongly object to this application, and refer to the previous objection in that the proposal is misleading, it is not a detached stable but a stable block/agricultural building and even with a small reduction in height and width, is still overbearing in relation to the existing buildings within the site.</p>				
24/10/2019	56027/020	3 Briar Lodge, Willis Lane, Four Marks GU34 5AP	Detached stable	20 th January 2020

			(reduction in height and width)	
<p>Agenda item 8. Comment: Four Marks Parish Council still strongly object to this application, and refer to the previous objection in that the proposal is misleading, it is not a detached stable but a stable block/agricultural building and even with a small reduction in height and width, is still overbearing in relation to the existing buildings within the site.</p>				

20.06 PC DECISIONS NOTIFIED AND PENDING

DECISIONS NOTIFIED				
Date received	Ref. No:	Location	Proposal	Decision
15/10/2019	35353/005	8 Penrose Way, Four Marks, GU34 5BG	1 Sycamore, fell because of excessive shading and low amenity value. Replant with smaller sycamore in the same position	REFUSAL 09/12/2019
16/10/2019	33012/004	Muddy Puddle Cottage, Alton Lane, Four Marks GU34 5AJ	Lawful development certificate proposed – single storey extension to rear following removal of existing conservatory	Permission 6/12/2019
30/10/2019	58506	19 Lily Road, Four Marks, GU34 5GF	Lawful development certificate proposed – loft conversion	Permission 12/12/2019
06/11/2019	58336	Land adjacent to Dovecot, Hawthorn Lane, Four Marks	Change of use of front part of site to use as a ‘Working Preserved Bus & Vintage Vehicles Museum’	REFUSAL 18/12/2019
05/11/2019	29311/006	The Oaks, Gravel Lane, Four Marks GU34 5JD	Removal of condition 4 of 29311/004 to allow annex to be let/rented out	REFUSAL 13/12/2019
14/11/2019	58519	28 Fairfield Green, Four Marks GU34 5BL	Single storey rear extension and new pitched roof over existing garage	Permission 2/1/2020

DECISIONS PENDING				
Date received	Ref. No:	Location	Proposal	Status
15/7/2019	29336/008	Janeland, Willis Lane, Four Marks, GU34 5AP	Use of land for the stationing of caravans for residential purposes for 5 gypsy pitches with utility/day rooms	Registered
31/7/2019	20253/022	Mansfield Business Park, Station Approach, Medstead	Detached building; 4 no. 2 beds, 2 no. 1 bed flats; with parking and landscaping	Registered
24/10/2019	56027/019	2 Briar Lodge, Willis Lane, Four Marks GU34 5AP	Detached stable	Registered
24/10/2019	56027/020	3 Briar Lodge, Willis Lane, Four Marks GU34 5AP	Detached stable	Registered
26/11/2019	57195/002	25 Lily Road, Four Marks, GU34 5GF	Change of use of amenity land to residential car parking space	Registered

05/11/2019	29263/007	Harvest Way, Willis Lane, Four Marks, GU34 5AP	Variation of condition 3 or permission 29263/005 to allow the use of the roof space for storage purposes ancillary to the dwelling house.	Registered
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APPEALS				
Date received	Ref. No:	Location	Proposal	Status
10/10/2019	APP/M1710/TPO7621	Green Lea, The Shrave, Four Marks GU34 5BJ	T002 Oak Tree in the front garden - Fell	Comment submitted returned, awaiting decision
11/12/2019	APP/M1710/D/19/3238638	Melrose, Alton Lane, Four Marks, GU34 5AJ	Increase in roof height to provide accommodation at first floor level	Appeal start date 11/12/19. No further comments allowed.

20.07 PC TERMS OF REFERENCE

Following the adoption of the Developer Protocol policy, amendments needed to be made to the Planning Committee's Terms of Reference, the amended document was circulated prior to the meeting, with the additional paragraph. It was RESOLVED to adopt the amended document, following agreement by all Councillors.

20.08 PC ADDITIONAL PLANNING MATTERS

Cllr Thomas advised that there was still no further information on the Local Plan following the large sites consultation.

Training. Cllr Thomas would continue with the planning training sessions each month dependent upon the amount of planning applications and time available.

20.09 PC NEXT MEETING

Wednesday 5th February 2020, **8.00pm** at the Village Hall.

20.10 PC The Chairman closed the meeting at 9.00pm.