



MINUTES

PLANNING AND DEVELOPMENT COMMITTEE

Meeting Date: Tuesday 26th July 2022
Location: The Parish Office, The Recreation Ground, Old Basing
Time: 7.30 pm
Members Present: Cllrs. R Doust, M Campbell, P Bloyce, C Butfoy, S Grassi, F Maritan, G Moore, K Tuck, D Whiter
Also Present: Kate Hope (Deputy Clerk), three members of the public

Item No	Item
1.	APOLOGIES FOR ABSENCE No apologies were received.
2.	CONFIRMATION OF MINUTES The Minutes of the Planning & Development Committee Meeting held on Tuesday 12 th July 2022 were agreed to be an accurate record of the events that took place.
3.	PLANNING RESPONSE SUB-COMMITTEE Cllr Maritan requested to join the Planning Response Sub Committee and members unanimously agreed to this.
4.	DECLARATIONS OF INTEREST No declarations of interest were made.
5.	PUBLIC PARTICIPATION SESSION Three members of the public attended the meeting, in relation to agenda items 8.1, 8.3 and 8.4.
6.	CHAIRMAN'S COMMUNICATIONS The Chairman raised an update received from a resident in relation to a complaint made about inconsiderate developers within the Parish. The Deputy Clerk confirmed that a letter had been sent to the Developers as agreed by Councillors at the meeting held on 12 th July 2022. The Borough Council's Environmental Health team have also been alerted to some of the issues raised.
7.	DECISIONS REACHED BY THE PLANNING AUTHORITY
7.1	22/01482/GPDE Prior notification for larger single storey rear extension 43 London Road Old Basing Hampshire RG24 7JG. Permitted Development GRANTED. NOTED.
7.2	22/01289/HSE INSTALL REPLICA ROOF EXTENSION TO THE REAR OF THE PROPERTY 50A Belle Vue Road Old Basing Hampshire RG24 7LF. <i>Parish Council raised NO OBJECTIONS at meeting held on 24th April 2022.</i> GRANTED. NOTED.
7.3	22/01281/FUL Erection of part two storey, part single storey side extension to form 2 no. one bedroom flats, following demolition of existing single storey extension. 69A The Street Old Basing Basingstoke Hampshire RG24 7BY. <i>Parish Council raised NO OBJECTIONS at meeting held on 24th May 2022.</i> GRANTED. NOTED.
7.4	22/01531/HSE Construction of first floor and single storey rear extension along with new access. 6 Park Avenue Old Basing Hampshire RG24 7HJ. <i>Parish Council raised NO OBJECTIONS at meeting held on 14th June 2022.</i> GRANTED. NOTED.

**OLD BASING & LYCHPIT PARISH COUNCIL
MINUTES
PLANNING AND DEVELOPMENT COMMITTEE**

Item No	Item
7.5	22/01507/ROC Variation of condition 3 of planning consent 21/03027/HSE (Erection of single storey side and rear extensions with alterations to the roof and rooflights to the front and rear elevations) to change the external material to the side and rear of the property from facing brickwork to render 69 London Road Old Basing Hampshire RG24 7JQ. <i>Parish Council raised NO OBJECTIONS at meeting held on 14th June 2022.</i> GRANTED. NOTED.
7.6	T/00227/22/TCA T1, T2 and T3 Beech and Ash Trees - Reduce to leave a spread of approximately 3M Conifer Hedge Alongside of Property - Annual Growth Pruned/Trimmed Back Victory Cottage 15A Milkingpen Lane Old Basing Hampshire RG24 7DD. <i>Parish Council referred to Tree Officer at meeting held on 12th July 2022.</i> RAISE NO OBJECTION. NOTED.
8.	NEW APPLICATIONS
8.1	22/01844/FUL Erection of two dwellings, carport/garages with altered site access, following demolition of existing house and outbuildings 35 Pyotts Hill Old Basing Hampshire RG24 8AP. NO OBJECTIONS.
8.2	20/02802/FUL Demolition and replacement of part of Intec 2 (Flexible Use Classes E, B2 and B8) and erection of two new buildings (Flexible Use Classes E, B2, B8), including parking, access, landscaping and associated works Intec Wade Road Basingstoke Hampshire (<i>Amended plans have been received and a new noise report has been provided</i>). STRONGLY OBJECT. The Parish Council reviewed the amended application, including their previous comments made at meeting held on 11 th January 2022. Members reiterated their previous objections which continue to apply to this amended application and strongly objected to the potential increased noise owing to the change of use of the site (now including delivery bays) which will severely impact the quality of life for neighbouring residents. The Parish Council fully supports the neighbouring residents' concerns. The Parish Council again insisted that a restriction be imposed upon the operational hours of any tenant who occupies the buildings, to prevent anti-social out of hours noise.
8.3	22/01853/HSE Side extension with connection into utility room with rear infill extension and creation of garage and bedroom 127 Cavalier Road Old Basing Hampshire RG24 7ES. OBJECTION, due to the proximity of the building to neighbouring properties. A vote was taken on this decision and six councillors wished to object, whilst three councillors abstained from voting.
8.4	22/01911/HSE Conversion of roofspace to garage forming habitable space involving raising of the roof and installation of rooflights. Erection of single storey rear extension following demolition of conservatory. Infill front extension, new porch canopy, enlargement of front dormer, replacement doors and windows and associated works. Appledore Church Lane Old Basing Hampshire RG24 7DJ. OBJECTION, due to references suggesting that the garage conversion will create a 'habitable' space, which the Parish Council cannot support. Were the conversion carried out to create 'storage' space only, it would not have the same objections.
8.5	22/01977/HSE Proposed First Floor side extension over existing Ground Floor and proposed front facing balcony. 29 Park Lane Old Basing Hampshire RG24 7HQ. NO OBJECTIONS.

**OLD BASING & LYCHPIT PARISH COUNCIL
MINUTES
PLANNING AND DEVELOPMENT COMMITTEE**

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8.6	22/00746/HSE / 22/00826/LBC Conversion of attached storage building into habitable accommodation, enlargement of existing rear extension at ground floor level, and construction of an additional storey above the existing rear extension to accommodate a third bedroom. Cowslip Cottage 11 Milkingpen Lane Old Basing Basingstoke Hampshire RG24 7DD (<i>Description of the proposal has been amended</i>). OBJECTION, due to concerns regarding the parking of vehicles for a three bedroom dwelling (as per the previous comments made at meeting held on 12th April 2022. A vote was taken on this decision and four councillors wished to object, whilst three raised no objections and two abstained from voting.
8.7	22/01868/LBC Replacement lead flashing to chimney 3 Milkingpen Lane Old Basing Hampshire RG24 7DD. NO OBJECTIONS.
8.8	22/01970/LDPO Certificate of lawfulness for the proposed erection of a rear single storey extension 48 Crabtree Way Old Basing Hampshire RG24 7AS. NO OBJECTIONS.
8.9	22/01842/HSE Single storey extension to the left. The Old Stables Hackwood Lane Hackwood Park Basingstoke Hampshire RG25 2JZ (<i>Neighbouring Parish</i>). NO OBJECTIONS.
8.10	T/00255/22/TCA Cut back branches overhanging slatted fence. Fell 3 tree leaning toward office. T J Lowery Riverside View Basing Road Old Basing Basingstoke Hampshire RG24 7AL. REFER TO TREE OFFICER.
8.11	T/00252/22/TPO Fell 1 Sycamore. 65 Basingfield Close Old Basing Hampshire RG24 7BG. REFER TO TREE OFFICER.
<hr/> MEETING ENDED AT: 8.53pm <hr/>	

SIGNED..... DATE