



MINUTES

PLANNING AND DEVELOPMENT COMMITTEE

Meeting Date: Tuesday 23rd August 2022
Location: The Parish Office, The Recreation Ground, Old Basing
Time: 7.30 pm
Members Present: Cllrs. R Doust, M Campbell, C Butfoy, S Grassi, G Moore, K Tuck, D Whiter
Members Absent: Cllrs. P Bloyce, F Maritan
Also Present: Kate Hope (Deputy Clerk)

Item No	Item
1.	APOLOGIES FOR ABSENCE Apologies were received from Cllrs. P Bloyce and F Maritan.
2.	CONFIRMATION OF MINUTES The Minutes of the Planning & Development Committee Meeting held on Tuesday 26 th July 2022 were agreed to be a true reflection of the events which took place.
3.	DECLARATIONS OF INTEREST No declarations were received.
4.	PUBLIC PARTICIPATION SESSION No members of the public attended the meeting.
5.	CHAIRMAN'S COMMUNICATIONS 5.1 The Chairman shared a note from the Borough Council Tree Team regarding a damaged oak tree at 127 Cavalier Road which will need to be pruned for safety reasons. Councillors understood that the works were essential in this instance.
6.	DECISIONS REACHED BY THE PLANNING AUTHORITY 6.1 22/01793/GPDE Erection of a single storey rear extension (permitted development notification) 61A Hatch Lane Old Basing Basingstoke Hampshire RG24 7EB. PERMITTED DEVELOPMENT GRANTED. NOTED. 6.2 22/01327/RET Single storey flat roofed rear extension, side extension and loft conversion with dormers. (Alternative scheme to that approved under 21/00474/HSE to allow change in materials and cladding) 25 Bracken Bank Lychpit Hampshire RG24 8TQ. <i>Parish Council raised NO OBJECTIONS at meeting held on 14th June 2022.</i> GRANTED. NOTED. 6.3 T/00232/22/TCA Line of Beech: cut back from fabric on building by no more than 2.5m. 1 Sorbus: deadwood. 1 Ash: deadwood. 2 Elms: fell (dead). Old Basing Infant School Milkingpen Lane Old Basing Basingstoke Hampshire RG24 7DL. <i>Parish Council raised NO OBJECTIONS at meeting held on 12th July 2022.</i> RAISE NO OBJECTION. NOTED. 6.4 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 a decision to the TREE OFFICER at meeting held on 12th July 2022.</i> RAISE NO OBJECTION. NOTED.

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

Item No	Item
6.5	<p>T/00184/22/TCA 9 x Conifers - Cupressus x Leylandii (Nos 1-9) 2 x Firs - Psuedoplatanus (Nos 10-11) 1 x Sycamore (No 12) Removal of all the above including stump grinding. Replace frontage with a hedgerow or similar more sympathetic to the local area Elmwood Pyotts Hill Old Basing Hampshire RG24 8AP. <i>Parish Council referred a decision to the TREE OFFICER at meeting held on 23rd April 2022.</i> RAISE NO OBJECTION. NOTED.</p>
7.	<p>NEW APPLICATIONS</p>
7.1	<p>22/01573/HSE Creation of vehicle access to include dropped kerb 2 Crown Crescent The Street Old Basing Basingstoke Hampshire RG24 7BS. NO OBJECTION.</p>
7.2	<p>22/02052/HSE Loft conversion including erection of rear dormer; new entrance lobby; fenestration alterations 18 Fraser Close Old Basing Hampshire RG24 7JY. NO OBJECTION.</p>
7.3	<p>22/02104/HSE Single storey side and front extensions and new greenhouse 6 Almond Close Old Basing Hampshire RG24 7DW. NO OBJECTION.</p>
7.4	<p>22/02124/HSE Proposed single storey side extension. 12 Lingfield Close Old Basing Hampshire RG24 7ED. NO OBJECTION.</p>
7.5	<p>22/02020/VLA Variation of section 17.4 of the Section 106 agreement attached to planning permission 17/02846/OUT to amend trigger for the completion of the off -site highway works to be carried out prior to the occupation of 25% of the residential dwellings Land At 465598 152817 Swing Swang Lane Basingstoke Hampshire. Councillors expressed disappointment that there will be a delay in the completion of the footpath. Cllr Doust pointed out that HCC’s response, which suggested that the new residents would largely be walking in the direction of Town Centre and not to Old Basing, missed the point that the footpath is being created for the benefit of both the new residents and existing residents who wish to find a safer pedestrian passage from Old Basing to the Town Centre. Councillors felt that this proposed revision was completely out of line with the original agreement (that the footpath would be ready to use before the first occupants arrived at the new development) and felt that an appropriate penalty should be considered.</p> <p>It was agreed that the Deputy Clerk should arrange a meeting between Redrow Plc, the Basingstoke & Deane Borough Council (“BDBC”) Enforcement Officer, and the Parish Council to determine a suitable revised schedule for the works.</p>
7.6	<p>T/00313/22/TPO Fell mature Sycamore Tree Remove a group of young (mostly Sycamore) trees. Martins Of Basingstoke London Road Old Basing Hampshire RG24 7NZ. Councillors supported the maintenance of the tree belt between the commercial unit and its neighbouring residential properties. REFER TO THE TREE OFFICER.</p>
7.7	<p>22/02214/HSE Conversion of a 3 bedroom bungalow to a two storey pitched roof 4 bedroom dwelling house. Demolition of existing detached single garage 9 Byfleet Avenue Old Basing Hampshire RG24 7HD. NO OBJECTION.</p>
7.8	<p>22/01828/HSE Erection of a garden room/office 11 Daneshill Court Lychpit Basingstoke Hampshire RG24 8AB. NO OBJECTION.</p>

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

Item No	Item
	<p>7.9 22/02201/HSE Demolition of existing attached single storey utility room, double garage and single storey rear extension. Erection of a two-storey side extension and single storey rear extension. Re-positioning of entrance and porch added. 8 Paddock Fields Old Basing Hampshire RG24 7DB. OBJECTION, in support of the neighbouring resident’s concerns that the proposed balcony on the flat roof above the rear extension would cause significant overlooking, privacy and overshadowing issues.</p>
8.	OTHER MATTERS <p>8.1 Cllr K Tuck to provide further information relating to EC/22/00137/BOC3 - Breach of conditions 6 (ecological protection) and 16 (construction environmental management plan) of 17/02846/OUT and Committee to agree any further action required. BDBC’s Enforcement Officer visited the site at Swing Swang Lane with Cllr K Tuck and confirmed that unnecessary damage had occurred to the wall bedstraw in contravention of the planning conditions applied to this development. The bedstraw is a county-specific, unique, and precious resource. It has been disturbed at a significant growth point and is very unlikely to self-recover to its initial condition. Councillors agreed that a monitoring programme should be instigated, to ensure that the necessary level of supervision is provided to successfully restore the wall bedstraw. The Deputy Clerk will arrange a meeting with Redrow Plc and the BDBC Enforcement Officer (as per Item 7.5) to fully understand the proposed remedial actions.</p>
MEETING ENDED AT 20.20	