

# OLD BASING & LYCHPIT PARISH COUNCIL MINUTES

## PLANNING & DEVELOPMENT COMMITTEE

<b>Meeting Date:</b>	Tuesday 12 <sup>th</sup> May 2020
<b>Location:</b>	<b>CONDUCTED REMOTELY, VIA EMAIL, DUE TO CURRENT GOVERNMENT-RECOMMENDED WORKING CONDITIONS</b>
<b>Time:</b>	7.30 pm
<b>Committee Members Present:</b>	Cllrs. P Bloyce, A Renwick, R Doust, D Whiter, J Robinson, A Jones, K Tuck, M Oszczyk
<b>Also Present:</b>	Kate Hope (Assistant Clerk)

Item No	Item
1.	<b>APOLOGIES FOR ABSENCE</b> No apologies were received.
2.	<b>CONFIRMATION OF MINUTES</b> The Minutes of the Planning & Development Committee Meeting held on Tuesday 28 <sup>th</sup> April 2020 were confirmed as an accurate account of the events that took place.
3.	<b>DECLARATIONS OF INTEREST</b> None received.
4.	<b>PUBLIC PARTICIPATION SESSION</b> In these unprecedented times, we kept Councillors and members of the public safe by conducting this meeting remotely, via email. Members of the public were invited to send any comments for the Committee's consideration in regard to any of the items to be discussed. The Committee received e-mails from Cllr Sven Godensen and from the Broadhurst Grove/Saxon Way/Lambs Row residents group, both in relation to item 9.1 on the agenda.
5.	<b>CHAIRMAN'S COMMUNICATIONS</b> No communications to discuss.
6.	<b>INFORMATION ON PLANNING APPLICATIONS FROM THE BOROUGH</b>
6.1	<a href="#">20/00701/FUL</a> Unit 1 And 2 69A The Street Old Basing Basingstoke Hampshire RG24 7BY Change of use (Unit 2) to ground floor from A2 (Estate Agency) to Sue Generis (Beauty salon) and external decoration <i>Parish Council raised NO OBJECTIONS at meeting held on 24 March 2020.</i> GRANTED. <b>NOTED.</b>
6.2	<a href="#">20/00616/HSE</a> 12 Blenheim Road Old Basing Basingstoke Hampshire RG24 7HW Installation of 2 no. front dormer windows. <i>Parish Council raised NO OBJECTIONS at meeting held on 24 March 2020.</i> GRANTED. <b>NOTED.</b>
6.3	<a href="#">20/00531/HSE</a> 104 Belle Vue Road Old Basing Basingstoke Hampshire RG24 7JN Erection of a two storey side extension <i>Parish Council raised NO OBJECTIONS at meeting held on 10 March 2020.</i> GRANTED. <b>NOTED.</b>
6.4	<a href="#">20/00515/HSE</a> 2 Railway Cottages Basing Road Old Basing Basingstoke Hampshire RG24 7AL Erection of a double garage with office over.

# OLD BASING & LYCHPIT PARISH COUNCIL MINUTES

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	<i>Parish Council raised NO OBJECTIONS at meeting held on 24 March 2020. APPLICATION WITHDRAWN. NOTED.</i>
6.5	<a href="#">20/00552/HSE</a> 2 Apple Way Old Basing RG24 7HA Erection of single storey rear extension and garage conversion <i>Parish Council raised NO OBJECTIONS at meeting held on 10 March 2020. GRANTED. NOTED.</i>
6.6	<a href="#">20/00329/HSE</a> The Malthouse 2 Crown Lane Old Basing RG24 7DN Erection of single storey rear/side extension (part retrospective) <i>Parish Council raised NO OBJECTIONS at meeting held on 10 March 2020. GRANTED. NOTED.</i>
6.7	<a href="#">20/00330/LBC</a> The Malthouse 2 Crown Lane Old Basing RG24 7DN Retention of existing single storey side/rear extension, including internal and external alterations and retention of unauthorised works <i>Parish Council raised NO OBJECTIONS at meeting held on 10 March 2020. GRANTED. NOTED.</i>
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7.	<b>AMENDED APPLICATIONS</b>
7.1	<a href="#">17/03487/FUL</a> Land adjacent to Junction 6 M3 Basingstoke Hampshire Construction of a new Motorway Service Area to comprise an amenity building, lodge, drive thru coffee unit, associated car, coach, motorcycle, caravan, HGV and abnormal load parking, and a fuel filling station with retail shop, together with alterations to the adjoining roundabout on the M3 and slip roads to form an access point and works to the highway. Provision of landscaping, infrastructure and ancillary works. An amendment has been made to the above application which consists of 'Additional and amended information including a package of highways information and a 'net gain for biodiversity' assessment. <i>Parish Council OBJECTED at meeting held on 14 November 2017.</i> <b>The committee noted the adjusted submissions, namely changes to the slip roads and a suggested biodiversity 'net gain'. The Transport plan was also discussed. None of these new documents has changed the Committees belief that the MSA is not needed when two already exist within 20 minutes drive in either direction from this junction. Members OBJECT to this application for the same reasons as cited in their original response on 14<sup>th</sup> November 2017.</b>
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8.	<b>NEW APPLICATIONS</b>
8.1	<a href="#">T/00158/20/TCA</a> 3 Manor Lane Old Basing Basingstoke Hampshire RG24 7DG Removal of 3 Conifer Trees in rear garden. Marked on sketch of garden as T1, T2 & T3. <b>NO OBJECTION, PROVIDING THE TREE OFFICER HAS NONE.</b>
8.2	<a href="#">20/00978/HSE</a> 93 The Street Old Basing Hampshire Erection of a two storey rear extension, following demolition of existing single storey rear extension. Alterations to fenestration. <b>OBJECTION. Councillors have no problem with the rear extension plans, but given the location of this property – right in the heart of the Conservation area – the Committee objects to the parking</b>

# OLD BASING & LYCHPIT PARISH COUNCIL MINUTES

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	<p>proposal and the adjustment that this would have on the existing street scene. The box tree, fencing and also appropriate fenestration should all be carefully preserved in order to maintain the current appearance of this part of the village.</p> <p><b>8.3</b> <a href="#">20/00979/HSE</a> 95 The Street Old Basing Hampshire Erection of a two storey rear extension, following demolition of existing single storey rear extension. Replacement side porch and alterations to fenestration.</p> <p><b>OBJECTION.</b> Councillors have no problem with the rear extension plans, but given the location of this property – right in the heart of the Conservation area – the Committee objects to the parking proposal and the adjustment that this would have on the existing street scene. The box tree, fencing and also appropriate fenestration should all be carefully preserved in order to maintain the current appearance of this part of the village.</p>
<p><b>9. MISCELLANEOUS</b></p>	<p><b>9.1</b> The proposed auction of two areas of Land for sale on 21<sup>st</sup> May 2020 through Network Auctions UK (<a href="#">Land lying to the south west of Lychpit Farm, Little Basing, Lychpit, Basingstoke, Hampshire, RG24 8SR</a> &amp; <a href="#">Land at Broadhurst Grove, Lychpit, Basingstoke, Hampshire, RG24 8SB</a>)</p> <p>The Chairman informed the Committee that Hampshire County Council have been made aware of these auction lots and have written to the auction house to request that the listings are withdrawn from sale, or amended to clarify that the plots of land are part of the adopted highway network and only the subsoil can be offered for sale.</p> <p>A group of residents from the areas concerned (Broadhurst Grove and Saxon Way) submitted emails which were shown to the Committee Members. They had been visited by Cllrs Cubitt and Godesen, and shown them the areas which are to be sold. Residents had been advised to contact the Tree Officer to apply for TPOs for some trees which are located within the plots. The residents asked the Parish Council to help in any way they thought appropriate.</p> <p>Cllr Godesen also submitted an email to the meeting. He does not favour the Parish Council purchasing the land and pointed out that, if there were any possibility of planning being granted on either of the green spaces within the plots, the price of the pieces of land would be exponentially higher than currently proposed.</p> <p>The Committee agreed that the Parish Council should not consider any plan to purchase the land at the auction, nor become responsible for its future maintenance. They also expressed concern regarding the residents’ plan to do so.</p> <p><b>9.2</b> Adoption of Hart Local Plan (Strategy and Sites) 2032 by the Council on 30 April 2020</p> <p><b>NOTED BY THE COMMITTEE.</b></p>
<p><b>END OF MEETING.</b></p>	

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SIGNED..... DATE .....