

**LISS PARISH COUNCIL**  
**Minutes of the Planning Committee held on 14<sup>th</sup> March 2022**



**MEMBERS**

\*Cllr Baldwin \*Cllr Budden✕ \*Cllr Deacon \*Cllr Hargreaves \*Cllr Jerrard  
Cllr Linsley \*Cllr Williams \*Cllr Wilson \*Mrs Halstead

\*Present ✕Chair

Cllr Karen Tordoff was also present

The meeting was clerked by Ms. Keeling, Assistant Parish Clerk ("APC").

*The meeting commenced at 19.00*

**P17/22 Apologies:** Chair noted that an apology had been accepted from Cllr Linsley.

**P18/22 Declarations of interests:** Councillors were reminded of their responsibility to declare any pecuniary interest which they may have in any item of business no later than when that item is reached.

**P19/22 Approval of previous meeting minutes:**  
**Resolved:** A resolution to approve the minutes of the meeting held on 14<sup>th</sup> February 2022 as the correct record was proposed by Cllr Hargreaves seconded by Cllr Jerrard and unanimously agreed.

**P20/22 Matters arising from minutes of the previous meeting:** Committee members asked for updates for the following items:

**P7/22. Complaints received about the design and appearance of Affordable Homes at the new Cala development in Andlers Wood**

Cllr Budden confirmed a letter had been sent to SDNPA Director of Planning, Tim Slaney - copying SDNPA Chair of Planning Committee, EHDC Director for Regeneration & Place and Doug Jones, SDNPA Hampshire Parishes Appointee - demanding a site visit with the Landscape Officer to show them cumulative impact of all the changes to the original concept granted planning permission. He committed to informing and inviting members to any on site visit once arranged.

**P145.2/21. Illuminated shop signs in Liss.** Mrs Halstead asked the Chair if there had been any update. Cllr Budden confirmed that he had yet to have a response from EHDC Planning Enforcement but noted that the department had recently employed more officers so were in a better position to deal with enforcement issues.

**P21/22 Public deputations:** The chair noted that no deputations had been received from the public.

**P22/22 Planning Application Received:**

**P22.1 SDNP/21/06086/FUL - Eastfield Nursing Home, Hill Brow Road, Liss, GU33 7PS: Single**

### **storey rear extension to four resident's bedrooms**

Following discussion the committee were in unanimous agreement that Liss Parish Council does not object to the planning application.

**P22.2 SDNP/21/06224/HOUS - 30 Willow Road Liss GU33 7EE: Single storey extensions and installation of solar panels on roof following demolition of existing detached garage (as amended by plan received 26/02/2022 and 28/02/2022)**

Following discussion the committee were in unanimous agreement that Liss Parish do not object to this planning application though would like the Planning Officer to fully consider the neighbours concerns before any permission is granted.

**P22.3 SDNP/22/00119/HOUS - Mells House , Farnham Road, Liss, GU33 6JQ: Single storey rear extension**

Following discussion the committee were in unanimous agreement that Liss Parish Council does not object to this planning application. If the planning authority is minded to grant permission we request the planning authority ensure it complies with the SDNPA's Dark Skies policy set out in SD8.

**P23/22 Applications approved:** The chair noted that the following applications had been approved:

<b>Ref. Number</b>	<b>Address</b>	<b>Description</b>
SDNP/21/05784/HOUS	October House , 17 St Marys Road, Liss, GU33 7AH	Two Storey Extension to rear/side & external alterations
SDNP/22/00197/BBPN	Land Opposite Highfield Farm, Hatch Lane, Liss, Hampshire	Notice under Regulation 5 - Installation of 1 9m wooden pole (7.2m above aground) Planning Officer Raised No Objection
SDNP/21/06090/HOUS	131 Station Road, Liss, GU33 7AJ	Single storey side and rear extension
SDNP/21/06082/HOUS	The Woolshers , Flexcombe Lane, Liss, GU33 6LH	Single storey rear kitchen/ dining room extension
SDNP/21/06273/HOUS	Carmillie, Plantation Road, Hill Brow, Liss, Hampshire, GU33 7QB	Detached garage (Further to planning approval SDNP/21/05019/HOUS)

**P24/22 Tree Protection Order (TPO) and Tree in a Conservation Area (TCA) Applications.**

The Chair noted that no TPO application had been received.

Cllr Wilson asked if other councillors had seen the complaints made by members of the public on social media about the trees cut along Mint Road by Network Rail. Cllr Tordoff responded that Network Rail have a programme of removing vegetation along lines to reduce risk of leaves on the line and are actively creating rail platforms above the tree line to reduce hazards.

**P25/22 Any Other Business:**

**P25.1 SDNP/21/01658/FUL – Wylds Farm Telecommunications Mast**

Cllr Wilson noted he had received an email from a member of the public asking if anything could be done to prevent the mobile phone mast that had been granted permission at Wylds

Farm SDNP/21/01658/FUL given the number of strong objections received to the planning application, including LPC. The chair replied that two things occurred which meant this was unavoidable 1) National Planning Policy changed to allow masts under a certain height to be treated as Permitted Development and 2) the mobile operator for the mast reduced the height of the mast to fall around 1 metre under this new limit. Strictly, the Permitted Development rights don't apply within the National Park, however, the view of the EHDC Planning Officer was that on balance, if the mobile operator was to appeal, they would almost certainly win and would push for an award of costs. Given those circumstances, it was decided to grant permission.

In terms of what can the member of the public (or LPC for that matter) do, the answer is very limited. The English legal system only allows appeals by the applicant if permission is refused (in this case the mast operator); no one has the right of appeal if permission is granted. The only exception is, in theory, the SDNPA or the MHCLG could call the decision in within 7 days of approval to re-examine, but they could only change permission if there were errors in the way the permission was granted. The only things that can be done at this stage are to seek a judicial review, which would be extremely expensive and would need to show procedural error, or write to the local MP asking for the law to be changed

## **P25.2 CPRE Hampshire Meeting (The Campaign to Protect Rural England Charity)**

Mrs Halstead updated the committee on a CPRE Hampshire Meeting she recently attended:

- 50-60% of sites identified in Local Plans had received planning permission, with an estimated 7.5 years land supply, but few development sites have been completed to date.
- Development sites identified in Midhurst and Lewes had been discounted after further investigation and new replacement sites were required.
- Policy SD29: Rural Exception Sites, sets a requirement that residential housing sites outside SPB should provide 100% affordable housing. No sites had been put forward likely due to the higher build costs. Chair noted that only 6 affordable homes had been built in the SDNP in 2021.
- Policies SD30 and SD31, that seek to maintain and protect the limited supply of small and medium-sized homes within the SDNPA countryside were failing at appeal. Typically Inspectors are finding that homes already considered to be medium and large shouldn't be restricted to a 30% increase.
- SDNPA has been notified of a funding freeze, this may impact the support that parishes can expect to receive when creating or reviewing Local Plans.

There being no other business, the chair closed the meeting at 19.30

*Next Meeting: Monday 11<sup>th</sup> April 2022*

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Chair