



LISS PARISH COUNCIL

Minutes of the Planning Committee meeting held at 19.30 hrs on 10th February 2020

MEMBERS

*Cllr Budden ✕ Cllr Edwards Cllr Hargreaves *Cllr Jerrard
*Cllr Linsley *Cllr Williams Cllr Wilson *Mrs S Halstead

*Present ✕ Chairman

One member of the public was in attendance (Paddy Payne).
The meeting was clerked by L. Keeling, Assistant Clerk.

The meeting commenced at 19.32

P219/20 Apologies: Apologies were received from Cllr Wilson.

P220/20 Declarations of interests: The Chairman reminded the members to declare any pecuniary interests at the appropriate time.

P221/20 Approval of Minutes of Meeting on 13th January 2020: Resolution to approve the minutes of the meeting of 13th January 2020 as the correct record. Proposed by Cllr Linsley, seconded by Cllr Williams and agreed by a unanimous vote.

P222/20 Matters Arising from Minutes of Meeting on 18th December 2019:

P222.1 Chinese Massage business on 24 Station Road, Liss, GU33 7DT: Cllr Budden notified the committee that planning permission for change of use is required, Planning Officers have inspected the premises requiring planning submission within six weeks.

P223/20 Planning Applications Received for Consultation:

P223.1 20/00385/HOUS - 7 Silver Birch Close, Liss, GU33 7HP - Single-storey extension to side and rear following demolition of existing garage and porch.

Following discussion IT WAS RESOLVED THAT LPC SHOULD NOT OBJECT to the planning application PROVIDED THAT parking provision for two cars is achieved.

P223.2 20/00254/HOUS - 12 Kelsey Close, Liss, GU33 7HR - Two-storey rear extension. New chimney and high-level window to side elevation, pitched roof to garage and Marley eternity weather boarding to first floor walls externally.

Following discussion IT WAS RESOLVED THAT LPC SHOULD NOT OBJECT to the planning application.

P223.3 20/00296/FUL - Wylds Farm, Warren Road, Liss, GU33 7DF - Demolish part of a barn and incidental residential accommodation and replacement with a new building containing incidental residential accommodation and a new tractor barn with staff accommodation above.

Following discussion it was resolved that the Planning Committee required a site visit before consulting on the application. *Action Lizzy Keeling*

P224/20 SDNPA Applications Approved:

It was noted that the following applications had been approved:

Ref. Number	Address	Description
SDNP/19/02478/HOUS	The Dairy, Flexcombe Farm, Flexcombe Lane, Liss, GU33 6LH	Detached garage after the demolition of the existing garage, new entrance porch with accommodation above, along with a single storey side extension, with PV panels proposed to the south elevation (AS AMENDED BY PLANS RECEIVED 18.10.2019. DESCRIPTION AMENDED 18.10.2019)
SDNP/19/05214/HOUS	5 Yew Tree Place, Liss, GU33 7ET	Single storey rear extension with other minor works (amended plans received 16/12/19 and 19/12/19)
SDNP/19/05505/HOUS	44 Sherwood Close, Liss, GU33 7BT	Single story front and rear extensions (as amended by plan received 06/01/2020)
SDNP/19/05792/CND	West Leigh, Mill Road, Liss, GU33 7AZ	Variation of condition 2 of SDNP/16/05895/HOUS to allow substitution of floor and elevation plans to show new position of existing half opaque glazed door to side of new garage
SDNP/19/04707/HOUS	58 Dennis Way, Liss, GU33 7HL	Construction of a rear ground-floor extension to provide safe accommodation for a disabled child

P225/20 SDNPA Applications Refused:

It was noted that the following applications had been refused.

Ref. Number	Address	Description
SDNP/19/04298/HOUS	6 The Green, Liss, GU33 7AP	Two storey side extension, single storey front extension following demolition of existing single storey side extension with new access and parking (as amended by plans received 23/10/2019 and 30/10/2019)
SDNP/19/05357/CND	Old Heath Lodge, Hill Brow Road, Liss, GU33 7QD	Variation of condition 2 of SDNP/15/04660/FUL to allow substitution of plans 1797/0IE (site plan), 1797/09 (floor and elevations) with 2319 CV01 (site plan) 2319 CV01 (floor plan) and 2319 CV03 (elevations)

P226/20 SDNPA Applications Appeals:

Ref. Number	Comment By	Address	Description
SDNP/16/06034/LDE	26/02/20	The Cabin, Hawkley Road, Liss	Lawful Development Certificate Existing – Continue Use of above premises for residential purposes in line with its existing use over at least 4 years

The Committee noted that as the appeal centres around Lawful Development it was not a matter for the Planning Committee to consult upon.

P227/20 SDNPA Applications Appeal Decisions: It was noted that no application appeals had been decided.

P228/20 SDNPA Applications Withdrawn: It was noted that no applications had been withdrawn:

P229/20 TPO Applications – Referred to the Tree Warden:

Ref. Number	Address	Description
SDNP/20/00158/TPO	Public Open Space West and North of, 8 Kiln Field, Liss	T1, T2, T3 Oaks - Remove deadwood, reduce canopy by 2.0 metres to re-shape and cut back away from buildings. T4 Oak - Reduce canopy by 2.0 metres to reshape and cut away from properties. Remove hanging branch 8 metres above ground, remove deadwood. T5 Oak - Reduce upper canopy on south east side 2.0 metres. Reduce north east co-dominant branch at 3 metres above ground by up to 4.0 metres to fence line. Remove south west co-dominant branch at 3 metres to origin. Remove dead wood. No height reduction. T6 Oak - Reduce lateral growth only on south east aspect of canopy by 2.0 metres. To reshape and cut back away from properties. Remove deadwood. No height reduction. T7 Oak - Reduce canopy by 2 metres to reshape and cut away from buildings. Remove deadwood. T8 Oak - Reduce canopy by 2 metres to reshape, remove deadwood. T10, T12, T13, T14 Oaks - Reduce on south side of canopy by up to 2.0 metres to reshape and cut back from properties. Remove deadwood. No height reduction.
SDNP/20/00208/TPO	Inwood Farther Common Lane, Hill Brow, Liss, GU33 7QG	T7 Tulip Tree - Crown lift to 4 metres by removing low branches back to main stem or shortening low hanging branches back to suitable growth point. No branches larger than 75 mm diameter to be removed. T8 Sweet Chestnut - Remove two branches growing towards and over roof of house back to parent stem (see photo) and shorten higher branches overhanging the roof back to the edge of the roofline by cutting back to a suitable growth point. Carry out 25% crown thin to reduce canopy density including removal of damaged or crossing branches. Remove major dead wood. T11 Sweet Chestnut - Crown reduce top-most branch by 2/3 to reduce weight bearing on fork which has weakness due to previously broken branch. Remove dead wood and tidy up broken branches by cutting back to main stem.
SDNP/20/00207/TPO	6 The Ridings, Liss, GU33 7RP	T4 Sweet Chestnut - Crown reduce by 3 metres to leave finished height of 11 - 12 metres and radius of 3 - 4 metres
SDNP/20/00187/TPO	2 Pine Walk, Liss, GU33	Oak Tree (in neighbour's garden) – prune branches

	7AT	that over-hang property leaving a finished length of 3 metres.
SDNP/20/00408/TPO	6 East Hill Drive, Liss, GU33 7RR	<i>Salix caprea</i> (T1) – pollard 4 stems to height of 2.4 metres. Western Red Cedar (T2) – crown raise to a height of 4.5 metres.
SDNP/20/00409/TPO	Owlery Holt, 1 Little Barn Place, Rake Road, Liss, GU33 7LB	T1 Scots Pine – Fell. Replant tree, perhaps <i>Sorbus aria</i>

P230/20 TPO Applications Approved:

Ref. Number	Address	Description
SDNP/19/05727/TPO	5 Highfield Gardens, Liss, GU33 7NQ	Oak Tree - On right hand side of property, reduce left hand stem overhanging property by approx 4 - 5 metres leaving crown height of approx 13 metres to reduce risk to property

P231/20 TPO Made: It was noted that no TPO orders had been made.

P232/20 Liss Neighbourhood Development Plan Monitoring: It was noted that there were no updates.

P233/20 Any Other Business

P233.1 Provision of a SANG on Land West of Rotherbank Farm Lane:

Paddy Payne addressed the committee requesting any updates on items addressed in the Planning Committee held on 18th December 2019 – principally the progress of SDNPA management of SANG lands and details behind Hilliers proposed phased-release of SANG land. Cllr Budden apologised that there were not any updates as yet.

ACTION: Cllr Budden to confirm details

Paddy Payne noted that the minutes from 10th December 2019 P193/19.6 should read ‘license’ not ‘rent’: “This ‘spare capacity’ could allow Hillier’s to **license** the land to future developers for SANG provisions.”

P233.2 Andlers Ash Development:

Paddy Payne questioned if the development should be proceeding, with above the ground build, when the management plan for the SANG provision on Land West of Rotherbank Farm Lane was not in place. He noted concern at the conditions on the roads surrounding the new development noting a large amount of mud and water could be seen coming off site creating a risk to road users.

Action: Cllr Budden to notify the Planning Officer

P233.3 SDNPA National Park Plan:

Cllr Budden informed the committee of an SDNPA meeting he had attended noting that the SDNPA were keen for feedback on their National Park Plan (NPP): what’s working/not working and potential problems. Their aim is to boost ecosystem services with developments required to enhance the environment of the national park: small householder planning applications would be encouraged to include a bird/bat box; medium planning applications (2-10 dwellings) would need to include rain gardens; large planning applications would have to evidence a biodiversity net gain as defined by DEFRA. He also noted that every new house would require an electrical vehicle charging point. Supplementary planning document would

be released later in 2020 and include guidance on the 30% rule - which applies to houses with 1-3 bedrooms but houses with 4+ bedrooms would need to be looked at according to their merit.

There being no other business, the Chairman then closed the meeting.

The meeting was closed at 20.25.

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Chairman

Next Meeting: 9th March 2020 at 7.30pm

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