

LISS PARISH COUNCIL
Minutes of the Planning Committee held on 12th October 2020



MEMBERS

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

*Present ✕ Chair

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

The virtual meeting commenced at 19.30

P347/20 Declarations of interests: The chair reminded members to declare any pecuniary and non-pecuniary interests at the appropriate time.

P348/20 Confirmation of attendance: The chair asked each member to confirm their presence using the nationally agreed legal wording for virtual meetings. Cllr Wilson noted a non-pecuniary interest in application SDNP/20/03915/LDC - Ryecroft, The Annexe, 76 Forest Road, Liss, GU33 7BL as he lives opposite.

P349/20 Apologies: The APC informed the chair apologies had been received from Cllr Edwards, Cllr Hargreaves and Cllr Jerrard.

P350/20 Approval of Minutes of Meeting on 14th September 2020: A resolution to approve the minutes of the meeting on 14th September 2020 as the correct record was proposed by Cllr Linsley, seconded by Cllr Williams and unanimously agreed.

P351/20 Matters Arising from Minutes of Meeting on 14th September 2020: The chair notified the committee of a meeting held between Cllr Budden, Cllr Hargreaves, Mrs Halstead and John Dunt to discuss the Planning White Paper consultation, agreed comments were submitted on behalf of LPC.

P352/20 Public deputations: The chair notified there were no public deputations.

P353/20 Planning Applications Received for Consultation:

P353.1 SDNP/20/03229/HOUS - 16 Birch Close, Liss, GU33 7HS: Single storey front extension and porch following demolition of existing porch. Conversion of integral garage to form additional domestic living accommodation

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL DOES NOT OBJECT to the planning application subject to the planning officer ensuring there is sufficient onsite parking provision given the proposed loss of the garage parking space.

P353.2 SDNP/20/03690/HOUS - 28 Svers Road, Liss, GU33 7DH: Proposed single storey rear extension

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL DOES NOT OBJECT to the planning application.

P353.3 SDNP/20/03738/HOUS - 6 Willow Road, Liss, GU33 7EE: Single storey front and rear extension, first floor side extension over existing garage.

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL DOES NOT OBJECT to the planning application subject to the planning officer ensuring:

- i. the proposed development does not increase the floor space of the existing dwelling by more than approximately 30% (using a 2002 base), in line with SDNPA Local Plan Policy SD31
- ii. the applicant provides a parking plan showing the provision of demonstrably achievable onsite parking spaces
- iii. roof windows are fitted with automatic blinds set to close at dusk or the use of a windows finish which prevent light emissions to the outside; in line with Policy SD8 of the SDNPA Local Plan which aims to conserve and enhance the intrinsic quality of dark night skies

P353.4 SDNP/20/03751/HOUS - 1 Patricks Copse Road, Liss, GU33 7EN: Single storey front and rear extension, dormer to front elevation and internal alterations

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL DOES NOT OBJECT to the planning application provided any planning granted is conditioned to ensure the parking provision indicated on the proposed plans is achieved.

P353.5 SDNP/20/03777/HOUS - 1 Millbrook Close, Liss, GU33 7SR: Demolition of existing conservatory and replacement with part single storey rear extension and part double storey rear extension, garage conversion and attaching to the main house

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL DOES NOT OBJECT to the planning application provided the planning officer is content the proposed development does not increase the floor space of the existing dwelling by more than approximately 30% (using a 2002 base), in line with SDNPA Local Plan Policy SD31.

P353.6 SDNP/20/03800/FUL - 18 Riverside Close, Liss, GU33 7AE: Demolition of existing residential dwelling and redevelopment of the site to a single detached accessible dwelling with 3 bedrooms and home working space

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL STRONGLY OBJECTS to the planning application for the following reasons:

- i. the proposed application exceeds the 30% increase permitted under policy SD30 Replacement Dwellings
- ii. the ground in which the lower level is proposed is often saturated and the risk of flooding is high, there is no proof that this risk can be mitigated in the plans submitted

If the planning officer is minded to grant permission we request it is conditioned to ensure the build complies with policy SD8 to protect dark night skies and the parking provision indicated on the proposed plans is achieved.

P353.7 SDNP/20/03991/OHL - 5 Yew Tree Place, Liss, GU33 7ET: Replacement pole for the purpose of distributing electricity

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL DOES NOT OBJECT to the planning application though they express their disappointment the cable was not being placed under ground. It was also noted that the cable was due to go over the roof of the house which could cause future planning issues.

P353.8 SDNP/20/04107/LDC - Eastfield Cottage, Hill Brow Road, Liss, GU33 7PS: LDC proposed – infilling 3 sides of a porch area with brickwork dwarf walls and glazing over

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL HAVE NO OBJECTION to the planning application.

P353.9 SDNP/20/03915/LDC - Ryecroft, The Annexe, 76 Forest Road, Liss, GU33 7BL: LDC for existing use of The Annexe as a separate stand-alone dwelling.

Cllr Wilson noted a non-pecuniary interest in application SDNP/20/03915/LDC - Ryecroft, The Annexe, 76 Forest Road, Liss, GU33 7BL as he lives opposite so did not discuss or vote on this planning application.

Following discussion the committee were in unanimous agreement that LISS PARISH COUNCIL HAVE NO OBJECTION to the planning application.

P354/20 Applications Approved: The chair noted that the following applications had been approved:

Ref. Number	Address	Description
SDNP/19/02952/HOUS	Peregrine House, London Road, Liss, GU33 7JH	Single storey side extension following demolition of entrance lobby (as amended by plan received on 14/08/20)
SDNP/20/03747/74B	Land North East of Andlers Ash Nursery	Modification of approved CEMP relating to construction working hours (condition 12) pursuant to SDNP/19/00669/FUL
SDNP/20/02720/LDP	8 Rushfield Road, Liss, GU33 7LW	LDC proposed – single storey rear extension to replace existing conservatory
SDNP/20/02083/CND	Forest House, Warren Road, Liss, GU33 7DD	Variation of Condition 12 of 19/05068 to allow for addition of single storey games room to front of house, single storey pool plant room to west flank elevation and two storey extension to utility room and master dressing to east flank elevation
SDNP/20/02363/HOUS	3 Rotherbank Farm Lane, Liss, GU33 7BJ	Single storey rear extensions (as amended by further information received 09/08/20 and plans received 01/09/20)
SDNP/20/03010/HOUS	6 Summerfield Terrace, Liss, GU33 7LF	Porch to rear (as amended by plans received 13/08/20 and 08/09/20)

The committee noted with regret that SDNP/20/00615/FUL 96 Station Road, Liss, GU33 7AQ had been approved as it could impact the deed of variation for parking forcing tenants to use the small EHDC car park.

P355/20 SDNPA Applications Refused: The chair noted that the following applications had been refused:

Ref. Number	Address	Description
SDNP/20/03062/PA16	Telecommunications Mast, Station Road, Liss	Prior Approval – Installation of 17.5 metre monopole with 2 300mm dishes, 2 equipment cabinets and associated ancillary works thereto
SDNP/20/03104/PA16	Telecommunications Site 78564, Mint Road, Liss	Installation of 1 telecommunications base station

P356/20 SDNPA Applications Appeals: The chair noted that no applications had been appealed.

P357/20 SDNPA Applications Appeal Decisions: The chair noted that no applications appeals had been decided.

P358/20 SDNPA Applications Withdrawn: The chair noted that the following applications had been withdrawn:

Ref. Number	Address	Description
SDNP/19/02183/HOUS	Hollies, Plantation Road, Hill Brow Road, Liss, GU33 7QB	Two storey side extension following demolition of existing single storey garage / store and utility area
SDNP/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

P359/20 Tree Preservation Order – Referred to the Tree Warden: The chair noted that five TPO's had been referred to the Tree Warden.

P360/20 Tree Preservation Order Applications Approved: The Chair noted that one TPO application had been approved.

P361/20 Tree Preservation Orders Made: The chair noted that no TPOs had been made.

P362/20 Liss Neighbourhood Development Plan Monitoring: The chair noted that the meeting scheduled with Chris Paterson, SDNP Communities Lead, had yet to take place but he will make contact to schedule one.
Action Cllr Budden

P363/20 Update on Cala Development on Andlers Ash Road: The chair noted with an element of confusion that the Cala development had been highlighted in a national planning press article as an exemplary development, citing excellent communication with the local community.

P364/20 Consultation on SDNPA Parking SPD: Mrs Halstead commented that the SPD seems very vague and does not address the key parking issues arising in Liss. She expressed concern that Liss could be placed at a disadvantage in any algorithm as we have both trainline and bus links, because both public transport options offer an extremely limited service to only a handful of places. The reality is that most households will require at least 1, if not more, cars. The chair requested the committee to read the consultation documents and submit their comments to the APC before the planning committee on 9th November 2020.

Action Planning Committee members

P365/20 Any Other Business: The chair noted there was no other business to attend to.

There being no other business, the chair closed the meeting at 20.14

..... Chair

Next Meeting: 9th November 2020 at 7.30pm