



**Liss Parish Council
Comments on Planning Applications 10th January 2022**

Following Governments announcement to move to Plan B in England from 13th December 2021 Hampshire Association of Local Councils (HALC) has recommend that clerks and council staff attend council meetings remotely, though as Plan B guidance does not bring back the ability to hold remote meetings HALC advises councils that councils consider not meeting in December.

Under resolution 138/21 from Full Council Meeting held on 7th December 2021 the Planning Chair has the delegated authority collectively to make decisions on behalf of the Council where such decision cannot reasonably be deferred or must be made in order to comply with a commercial or statutory deadline.

Until further notice the Planning Committee will assess planning applications remotely. The Assistant Clerk will collate responses and formulate a comment for each planning application that the Chair of the Planning Committee will sign off before they are submitted to the planning portal.

Planning Applications:

SDNP/21/05784/HOUS - October House, 17 St Marys Road, Liss, GU33 7AH: Two Storey Extension to rear/side & external alterations.

Cllr Hargreaves and Mrs Halstead declared a non-pecuniary interest.

Liss Parish Council do not object to the planning application but request that any permission be conditioned to ensure the materials used match the property.

SDNP/21/05646/HOUS - 58 Dennis Way, Liss, GU33 7HL: Vehicle hardstanding and dropped kerb to provide accessibility.

Liss Parish Council do not object to the planning application but request that any permission be conditioned to ensure the surface is permeable not solid tarmac.

SDNP/20/04861/FUL - The Whistle Stop, Hill Brow Road, Liss, GU33 7DS: Detached dwelling and garage, following the partial demolition of pub outbuilding, including new access, reconfiguration of pub car park and associated landscaping (amended plans received on 23/12/2020, additional information received on 05/01/2021, 08/01/2021, 08/07/2021,09/09/2021 and 21/09/2021).

Liss Parish Council strongly object to this planning application and maintain all our previous objections. In addition we would like to address some of the new documents provided by the applicant:

Noise Management Plan. The description of the Whistle Stop pub as a food-led pub is misleading and it is very much viewed by Liss residents as a sports bar that attracts large crowds when football matches are shown – creating a lot of noise both inside and outside the venue.

We do not view the Noise Management Plan plans as workable, practical or enforceable – expecting the pub landlord to shut all windows when playing music would be impractical in the summer and would contravene current covid regulations for ventilating communal spaces.

The plan fails to address possible noise impact on the proposed property from Village Hall events which are permitted to end at 11pm or after midnight at the weekends.

Site Layout and Parking. The proposed plan allocates 10 parking spaces compared to the current 19 car parking spaces and it makes no provision for deliveries. Given it's central location it is imperative that pub deliveries are on

site – Cellar deliveries of beer barrels are made from Rake Road which leads to traffic congestion. We view the allocated 10 car parking spaces as inadequate as double yellow lines and the bus stop prevent on street parking on Hill Brow Road and the car park situated behind Lower Mead shopping area is privately owned and mostly for residential parking.

Liss Conservation Area. Proposals would not enhance Liss Conservation Area. Liss Parish Council are currently working with the South Downs National Park Authority and Hampshire County Council to redesign and improve Liss Village Centre. It would be hugely damaging and incongruous for this site to be developed before plans have been finalised and, potentially for Liss Parish Council to utilise the space as a Community Asset.

SDNP/21/05973/HOUS - Ivy Dene, Hill Brow Road, Liss, GU33 7PS: Detached garage.

Liss Parish Council do not object to the planning application.

SDNP/21/05942/HOUS - Brickfields, Hawkley Road, Liss, GU33 6JS: Detached garage/store building.

Liss Parish Council do not object to the planning application.

SDNP/21/06082/HOUS - The Woolshers, Flexcombe Lane, Liss, GU33 6LH: Single storey rear kitchen/ dining room extension.

Liss Parish Council do not object to the planning application provided Planning Officer is content that 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.

SDNP/21/06090/HOUS - 131 Station Road, Liss, GU33 7AJ: Single storey side and rear extension.

Cllr Budden declared a non-pecuniary interest as the applicant is an ex-Parish Councillor

Liss Parish Council do not object to the planning application but ask that the design and materials be carefully considered and conditioned before planning permission is granted. This Edwardian designed house is one of a pair of semi-detached houses that greatly contribute to the character of the open space around the church and recreation ground in West Liss and featured in the technical supplement of the Liss Village Design Statement.

In addition we request that the Planning Officer is content that 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.

SDNPA Applications Appeals:

SDNP/20/05646/FUL - Land adjacent to Apple Acre, Plantation Road, Hill Brow, Liss: Proposal for the erection of a single storey dwelling bungalow and carport with associated access and landscaping.

Liss Parish Council strongly object to this planning application and maintain all our previous objections. In addition we would like to point out that paragraphs 6.14 and 6.15 of the appeal statement, which claims there is no settlement policy boundary ("SPB"), is factually wrong. A settlement boundary was set by Policy Liss 1 of the Liss Village Neighbourhood Plan and although parts of the plan are superseded by the SDNP Local Plan the SPB stands, the proposed development extends beyond it and is therefore contrary to Policies Liss 1 and Liss 4 and Policy Map 1 of the Liss Neighbourhood Development Plan and strategic policy SD25: Development Strategy of the SDNPA Local Plan. No suitable justification has been given for the need to build outside the SPB and any permitted breach would harm the landscape and set a disastrous precedent.

The proposal would constitute an overdevelopment of the site and the application does not contain accurate information with regards to disposal of sewage - their intention to connect to mains sewerage would not work as there is no mains sewerage available in that road.