

**LISS PARISH COUNCIL**  
**Minutes of the Planning Committee held on 24<sup>th</sup> April 2023 at 7pm**



**MEMBERS**

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

\*Present    ✕Chair

This meeting was clerked by Lizzy Keeling, Assistant Parish Clerk "APC".

**P48/23 Apologies:** Apologies were accepted from Cllr Jerrard

***The Chair asked that members join them to observe a one minute silence to remember Cllr Phil Deacon, who sadly has passed away.***

**P49/23 Declarations of interests and Role of Charity Trustee:** 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.

In addition, Councillors were reminded that when discussing Charity business any decision must be made in accordance with the Charities governing documents, rather than for the benefit of Liss Parish Council as a whole.

***Liss Parish Council declare a corporate interest in planning application SDNP/23/00892/LDP: West Liss Playing Fields as the proponents of the application.***

***Cllr Wilson noted a non-pecuniary interest in planning application SDNP/23/00839/FUL: Plestor House, as the applicants are known to him.***

***Cllr Budden noted a non-pecuniary interest in planning application SDNP/23/00839/FUL: Plestor House, as the applicants are known to him.***

**P50/23 Approval of previous meeting minutes:**

**Resolved:** That the minutes of the Planning Committee of 27<sup>th</sup> March 2023 be accepted as an accurate record. Proposed by Cllr Linsley and seconded by Cllr Hargreaves with all in favour.

**P51/23 Matters arising from minutes of the previous meeting:**

**P51.1 SDNP/19/00951/FUL Mells House - Planning Complaint:** Cllr Budden informed the committee that he had been in communication with EHDC Planning Enforcement regarding this application but that there had been no updates.

**P51.2 Illuminated shop sign in Premier Window.** Cllr Budden agreed to chase this with EHDC's interim Head of Planning.

**P52/23 Public deputations:** No members of public were present at the meeting.

**P53/23 Planning Applications Received:**

**P53.1 SDNP/23/00598/LDP: 5 Dudley Terrace, Mill Road, Liss, GU33 7BE - Lawful Development Certificate for a Proposed Use or Development - Garage with tiled roof and with fully insulated home office at rear following demolition of existing garage.**

The Chair noted that the planning application had been withdrawn so did not need discussing or commenting on.

**P53.2 SDNP/23/01148/HOUS: Cumbers Studio, Andlers Ash Road, Liss, GU33 7LL - Existing Roof Raised (partial), Single Storey Extension and Dormers/Rooflights**

Following discussion the committee were in unanimous agreement that Liss Parish Council does not object to the planning application but we regret the development would result in the loss of a mature tree. If the Planning Officer is minded to grant permission we request it be conditioned to ensure any trees felled are replaced with suitable mature trees.

**P53.3 SDNP/23/01091/HOUS: Stonefield, St Patrick's Lane, Liss, GU33 7HQ - Detached Garage Outbuilding.**

Following discussion the committee were in unanimous agreement that Liss Parish Council does not object to the planning application. If the Planning Officer is minded to grant permission we request it be conditioned to ensure bird and bat boxes are installed.

**P53.4 SDNP/23/00025/FUL: Land adjacent to The Dairy, Flexcombe Farm, Flexcombe Lane, Liss, GU33 6LH - Three timber stables and change of use land to equestrian.**

Following discussion the committee were in unanimous agreement that Liss Parish Council does not object to the planning application. If the Planning Officer is minded to grant permission we request it be conditioned to ensure that the operation remains private and not for commercial purposes.

**P53.5 SDNP/23/00421/HOUS: Eastwood, Hill Brow Road, Liss, GU33 7LH - Full replacement of windows on the main house and garage. Removal of pitched roofs on 3 extensions and replacement with flat roofs. Replacement of hung tiles with render finish. Conversion of garage at ground floor. Terrace/balcony to west elevation (amended description) (amended by plans received 22/03/23) (further amended description)**

Following discussion the committee were in unanimous agreement that as the application only varies slightly from previous application, namely that the development will be smaller, that Liss Parish Council submit the same comment as was previously submitted:

Liss Parish Council does not object to the planning application. If the Planning Officer is minded to grant permission we request it be conditioned to ensure the garage remains ancillary to the use and occupation of the main residential dwelling house.

**P53.6 SDNP/23/00148/HOUS: Langley House, London Road, Hill Brow, Liss, GU33 7QJ - Replace wooden windows with Upvc flush sash look. Colour from white to Agate Grey W/Grain 7038 with White w/grain internal. Replace wooden front and backdoors with Upvc doors agate grey and grey inside.**

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

**P53.7 SDNP/23/00892/LDP: West Liss Playing Fields, Station Road, Liss, GU33 7AJ - Certificate of Lawful Use for Proposed Development or Use - Installation of a pump track (play/sports equipment) to the rear of West Liss Recreation Ground. This would be 25.52m by 13.70 m (106.2 m2). The maximum height of modules within the track would be 868mm (on the corners). track dimensions. Although it is planned to be a permanent pump track, the structure can be removed with relative ease and the ground restored to its former condition if desired.**

Following discussion the committee were in unanimous agreement that Liss Parish Council would not be commenting on this application as we are the proponent and have a corporate interest in West Liss Recreation Ground.

**P53.8 SDNP/23/00840/LIS: Plestor House, Farnham Road, Liss, GU33 6JQ - Listed building consent - Conversion of office space into residential space for 6/7 standalone flats.**

Following discussion the committee were in unanimous agreement that Liss Parish Council strongly objects to the planning application as the applicant had failed to show any evidence they had

adequately marketed the commercial premises before seeking to convert the office space into residential flats. In addition we are concerned about the access and lack of visibility splays with a likely increase in traffic should Plestor House be converted.

**P53.9 SDNP/23/00839/FUL: Plestor House, Farnham Road, Liss, GU33 6JQ - Conversion of office space into residential space for 7 standalone flats.**

Following discussion the committee were in unanimous agreement that Liss Parish Council strongly objects to the planning application as the applicant had failed to show any evidence they had adequately marketed the commercial premises before seeking to convert the office space into residential flats. In addition we are concerned about the access and lack of visibility splays with a likely increase in traffic should Plestor House be converted.

**P54/23 Planning Applications Appeals.** The Chair noted that the following applications were being appealed

Ref. Number	Address	Description	LPC Comment to Planning Appl.
SDNP/23/00020/ENNOT	Rother Barn, Farnham Road, Liss, GU33 6LJ	SDNP/22/05090/FUL for retrospective permission for a change of 400sqm for storage purposes together with 3no lorry parking spaces and welfare facilities. This application did not seek permission for the hardstanding, as identified within the Notice, on the basis that it is used in association with the tree farm business, with the exception of the area on which permission for storage is sought	Strong Objection

**P55/23 Planning Applications Approved.** The Chair noted that the following applications were approved:

Ref. Number	Address	Description	LPC Comment to Planning Appl.
SDNP/22/05468/MPO	Land adjacent to Mells House, Farnham Road, Liss, GU33 6JQ	Deed of Variation of S106 Agreement on SDNP/19/05462/FUL to allow a change of the applicant's obligations in paragraph 3 of the schedule of the section 106 Agreement relating to the provision of on-site affordable housing being replaced with an offsite affordable housing contribution	Strong Objection
SDNP/23/00039/HOUS	3 Rockpit Cottages, Rake Road, Liss, GU33 7HB	Proposed rear single storey extension and internal alterations	No Objection

**P56/23 Update on Andlers Wood development and school courtesy crossing on Hill Brow (Condition 14 of Planning Consent SDNP/19/00669/FUL Andlers Wood development).**

Cllr Tordoff noted that a lot of work is currently being undertaken by Cala at the Andlers Wood development since the site visit by SDNPA Development Officers, Richard Ferguson and Rob Ainslie, on 16<sup>th</sup> March 2023. These works include clearing gullies, landscaping as well as work on properties windows and rendering.

Cllr Tordoff offered to chase SDNPA for an update on the school courtesy crossing on Hill Brow, as they had offered to contact Hilliers to progress alterations as it would likely encroach onto their land.

**P57/23 SDNPA Open Space Assessment**

The APC shared a draft Open Space Assessment they had been working on with Cllr Olley to fulfil the SDNPA request. This piece of work was been requested by the SDNPA to allow them to

understand how much public open space is available across the National Park and identify any shortfalls, which can be considered through the Local Plan Review.

The committee discussed the draft assessment at length and made a few minor changes which were actioned in real time by the APC. The final document will be sent to the SDNPA Planning Policy team for review.

**P57/23 Any other business**

**P57.1 Thanks.** The Chair noted that the Planning Committee being held would be the final one before the end of the election term and extended his thanks to Cllr Linsley and Cllr Hargreaves, who would both be stepping down

The chair closed the meeting at 20:10 hrs.

*Next Meeting: Monday 22<sup>nd</sup> May 2023*

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Chair