

LISS PARISH COUNCIL
Minutes of the Planning Committee held on 21st August 2023 at 7pm



MEMBERS

*Cllr Baldwin *Cllr Budden✕ *Cllr Jerrard

*Cllr Payne *Cllr Tordoff Cllr Wilson

Co-opted members with no voting rights: *Mrs Halstead & *Mr Hargreaves

*Present ✕Chair

Also in attendance was Cllr Stratford-Tuke.

This meeting was clerked by Rebecca Lawrence, Assistant Clerk ("AC").

P94/23 Apologies: Apologies were accepted from Cllr Wilson.

P95/23 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.

P96/23 Approval of previous meeting minutes:

Resolved: That the minutes of the Planning Committee of 24th July 2023 be accepted as an accurate record.
Proposed by Cllr Tordoff and seconded by Cllr Payne, with all in favour.

P97/23 Matters arising from minutes of the previous meeting:

P98/23 Planning Applications Received:

98.1 SDNP/23/03048/HOUS: 4 Barefoots Cottages, Barefoots Lane, Liss, GU33 6JR - Single-storey rear extension after demolition of existing rear single-storey extension.

Following discussion the committee were in unanimous agreement that LPC have no objection to the planning application.

98.2 SDNP SDNP/23/03106/HOUS: 44 Patricks Copse Road, Liss, GU33 7DW - Erection of porch on the side of the property. Garage conversion. Replacement carport.

Following discussion the committee were in unanimous agreement that LPC have no objection to the planning application provided sufficient parking is provided.

P99/23 Planning Applications Approved. The Chair noted that the following applications were approved:

Ref. Number	Address	Description	LPC Comment to Planning Appl.
SDNP/23/02249/HOUS	6 Silver Birch Close, Liss, GU33 7HP	Pitched roof over existing garage and partial re-cladding.	No Objection

Ref. Number	Address	Description	LPC Comment to Planning Appl.
SDNP/23/02155/HOUS	Pine Croft, Rake Road, Liss, GU33 7EF	Demolition of existing sunroom extension. Proposed new single storey rear and side extension and first floor over existing single storey side element (as amended by plans uploaded 26.07.2023).	No Objection
SDNP/23/02168/HOUS	Mayerling, Huntsbottom Lane, Liss, GU33 7EU	Two storey side and single storey rear extensions and first floor over existing single storey side element and garage with external access stairs (amended description) (as amplified by elevations received 24.07.2023).	No Objection

P100/23 TPO Applications Withdrawn. The Chair noted that the following applications were withdrawn:

Ref. Number	Address	Description	LPC Comment to Planning Appl.
SDNP/23/02326/TPO	3 Pine Walk, Liss, GU33 7AT	T1 - Oak Tree - Fell to ground level. Replacement tree not specified.	Objection

P101/23 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 stated that there was no update at present. Still awaiting a response from the letter sent on 12th July to Alison Thompson, Senior Planning Manager at Cala.

P102/23 SDNPA Parish Priority Statement

Cllr Budden reported that on 7th August, he met with Mr Hargreaves and Mrs Halstead to discuss the SDNPA Parish Priority Statement. Mr Hargreaves collated their thoughts and after being reviewed by Cllr Budden and Mrs Halstead, it is now with Cllr Tordoff and Cllr Williams to review the green issues. Mr Hargreaves will have a final version available in the next few days and it will be reviewed at the next Planning Committee Meeting on 11th September, then after being published on the LPC website, taken to Full Council on 16th October for final approval.

P103/23 SANG Management Plan

- Cllr Payne reported that the SANG is being very heavily used due to The Ranges being closed for the foreseeable future. He suggested that there should be poo bins at each entrance to the SANG as people are leaving dog waste bags behind, as there are no bins available, instead of taking them elsewhere to dispose of. The two ends of the Riverside Walk and Rother Bank Farm Lane already have poo bins, but people entering from West Liss and Newfield Road do not pass them. If new poo bins are required, EHDC would need to be contacted to add the extra bins to their collections.
- Cllr Payne also mentioned that the pond has never filled up with water as it was just dug as a hole with no lining and a bridge was erected over it. He suggested that something should be done about it by Hillier. The southernmost entrance is ankle deep in mud and it is not easy to maintain when it is waterlogged. An informal entrance to the SANG has been created from Rotherbank Farm Lane. It was suggested that it might be worth formalising the entrance.
- The SANG Management Plan is up for review next year, we must ensure that it is looked after.

Action: AC to send a letter from Cllr Budden to Phil Hall at Hillier to make him aware of the muddy situation at the southernmost entrance and to request that the issue of the pond is addressed.

P104/23 Consultation on additional flexibilities to support housing delivery, the agricultural sector, businesses, high streets and open prisons; and a call for evidence on nature-based solutions, farm efficiency projects and diversification

Cllr Budden made the following points:

- Farmers – Farmers to be allowed to turn their barns into living accommodation under permitted development without applying for planning permission. SDNPA do not want agricultural buildings to be converted into living accommodation. We would support the farmers.
- Shops – Shops could be converted into housing under permitted development. This would possibly be extended to national parks but not conservation areas. Tim Slaney from SDNPA is against this, however Cllr Budden and Mr Hargreaves acknowledged the decline in the high streets over the past few years and the need to keep high streets alive with a mix of shops, offices and flats going forward. However, it was agreed that Liss Parish Council did not support permitted development and that planning permission should still be required in the SDNP.
- Open Prisons - Tim Slaney was not concerned as there are no plans for open prisons in our area.

Action: Cllr Budden to compose a letter, circulate and send to Damian regarding the proposed permitted development for conversion of shops into residential in the SDNP.

P105/23 Any other business

105.1 Mrs Halstead requested that the illuminated sign in the window of Premier was kept on the Agenda.

105.2 Mrs Halstead mentioned that the South Downs Planning News - Summer 2023 is available and noted the following:

- Call for development sites which will be assessed and announced in Autumn.
- SDNPA Planning Committee has formally adopted the Equestrian Development Technical Advice Note (TAN).

Action: AC to email the South Downs Planning News – Summer 2023 to members of the Planning Committee.

105.3 Cllr Budden commented on an email received from Christopher Knight, of Baldwins Gate Parish Council, relating to a national effort to protect Neighbourhood Development Plans. Baldwins Gate Parish Council have a Neighbourhood Plan and a number of confirmed development sites. A developer who wanted to build 200 houses on the parish boundary, put in for planning permission which was refused. The developer took it to appeal and the inspector said as it was outside the parish boundary and all he could see in one direction was houses, he said it was urban, not rural and granted permission. Christopher Knight wants support from Councillors around the country so this cannot happen again. Cllr Budden would circulate the email and asked for the Councillors thoughts. Neighbourhood Plans and settlement boundaries should be respected.

Action: Cllr Budden to circulate Christopher Knight's email to the Planning Committee.

The chair closed the meeting at 19:32 hrs.

Next Meeting: Monday 11th September 2023

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Chair