

Public Document Pack

AMENDMENT SHEET

DEVELOPMENT MANAGEMENT COMMITTEE - WEDNESDAY, 15TH JANUARY, 2025

The following amendment sheet was circulated at the Development Management Committee meeting. It sets out any proposed amendments and updates to reports since the agenda was published.

This page is intentionally left blank

AMENDMENTS SHEET
DEVELOPMENT MANAGEMENT COMMITTEE
15th January 2025

Section A – Future items for Committee.

To include:

Item	Reference	Description and address
X	24/00662/FULPP	<p>Erection of additional (5th-storey) extension above existing building, erection of 5-storey rear extension with glazed link and elevational alterations to facilitate conversion and change of use of extended/altere building into 42 no. flats (Use Class C3) above and behind retained ground floor bank together with associated parking, landscaping with access from Victoria Road.</p> <p>31-37 Victoria House Farnborough</p> <p>This application is subject to a request for an extension of time to consider further amendments.</p>
XI	24/00702/OUT	<p>Outline planning application (with appearance and landscaping reserved matters) for the erection of new commercial units (use classes E (g) (iii), B2 and B8) together with associated access and parking.</p> <p>Land At Former Jubilee Social Club 101 Hawley Lane Farnborough</p> <p>Assessment of this application continues and has not yet reached the stage for Committee consideration.</p>

Section C, Items for Determination**Item x Report No. PG2503 Application No. 24/00635/FULPP**

Page 15 Address – Replace 'Building 4.2' with 'Building 4.1' to correct the building address.

Page 16 Paragraph 6 – Replace '4.2' with '4.1' to correct the building address.

Page 17 Consultee Responses: Ecologist Officer

Formal consultation response has now been received and no objection is made by the Council's Ecologist officer subject to the applicant entering into a s106 agreement to secure the element of onsite BNG provision. A Construction Environment Management Plan (CEMP) will be secured by condition.

Page 17 Consultee Responses: Thames Water

Final comments have been received stating no objection from Thames Water

Page 21 Paragraph 26

Add to the last sentence 'and s106 agreement to secure the onsite BNG provision'.

Page 22 Full Recommendation

Add to the first recommendation 'and onsite BNG provision' to read '1. The Satisfactory completion of a s106 Agreement securing Travel Plan and onsite BNG provision, and;'

Page 25 Full Recommendations - Conditions

Add the following condition:

13 The development hereby approved should be implemented only in accordance with an appropriately detailed Construction and Ecological Management Plan (CEMP). This document will need to be submitted to and approved in writing by the Local Planning Authority, prior to the commencement of the development. The CEMP should include, but not be limited to:

- a) Map showing the location of all ecological features
- b) Risk assessment of the potentially damaging construction activities
- c) Practical measures to avoid and reduce impacts during construction
- d) Location and timing of works to avoid harm to biodiversity features in-line with any precautionary working methodologies recommended by a qualified ecologist
- e) The times during construction when specialist ecologists need to be present on site to oversee works
- f) Responsible persons and lines of communication
- g) Use of protected fences, exclusion barriers and warning signs.

Reason: To ensure the avoidance of harm to legally protected habitats and species.

AGENDA ITEM 4 : Enforcement; Page 71

Item 1, Page 73 : Enforcement Case Updates

Address	Bridge House, 3 Fleet Road, Farnborough
Reference	23/00033/UNTIDY
Ward	West Heath
Decision	Issue s215 (Untidy Site) Notice

The breakdown firm that had occupied this site vacated the site in the Autumn of last year, thereby ceasing the unauthorised use of the property. However, the site was left in an untidy state that remains open to public view, which the property owner has, despite reminders, to date failed to remedy. Although it is considered encouraging that the property owner has recently submitted an application for Prior Approval for the conversion of Bridge House from office use to residential use in the form of two flats, 25/00001/PRIORP, this does not in itself secure the tidying-up of the site in an acceptable timescale.

As a consequence, whilst it is no longer necessary to issue an Enforcement Notice in respect of the unauthorised use of the property by the breakdown firm, it remains necessary for the visual appearance of the site to be improved and, as such, that the issuing of an 'Untidy Site' Notice under s215 of the Town & Country Planning Act remains necessary in order to impose a finite short timescale on the owner to tidy the site and improve its visual appearance in the interests of the amenities of the area.

At the time of writing this update the s215 Notice is due to be served shortly.

This page is intentionally left blank