

DEVELOPMENT MANAGEMENT COMMITTEE

Meeting held on Wednesday, 29th April, 2015 at the Council Offices,
Farnborough at 7.00 p.m.

Voting Members

Cr. G.B. Lyon (Chairman)
Cr. B.A. Thomas (Vice-Chairman)

a	Cr. A.M.J. Chainey	Cr. R.L.G. Dibbs	Cr. C.P. Grattan
a	Cr. P.I.C. Crerar	Cr. Jennifer Evans	Cr. J.H. Marsh
	Cr. Sue Dibble	Cr. D. Gladstone	Cr. P.F. Rust

* Cr. Barbara Hurst

Apologies for absence were submitted on behalf of Crs. A.M.J. Chainey and P.I.C. Crerar.

* Cr. Barbara Hurst attended as standing deputy in place of Cr. A.M.J. Chainey.

81. DECLARATIONS OF INTEREST –

Having regard to the Members' Code of Conduct, the following declaration of interest was made. Those Members with a disclosable pecuniary interest left the meeting during the debate on the relevant agenda items:

Member	Application No. and Address	Interest	Reason
Cr. Barbara Hurst	15/00118/FULPP (The Imperial Arms, No. 12 Farnborough Street, Farnborough)	Prejudicial	Association with a Member of the Planning Group of The Farnborough Society. who also leads the Farnborough Street Residents' Association.

82. MINUTES –

The Minutes of the Meeting held on 1st April, 2015 were approved and signed by the Chairman.

83. **TOWN AND COUNTRY PLANNING ACT, 1990 (AS AMENDED) -
TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT
PROCEDURE) ORDER, 1995 -
DEVELOPMENT APPLICATIONS GENERALLY –**

RESOLVED: That

(i) permission be given for the following application set out in Appendix “A” attached hereto, subject to the conditions, restrictions and prohibitions (if any) mentioned therein:

* 15/00117/REVPP (ASDA, Westmead, Farnborough);

(ii) the applications dealt with by the Head of Planning, where necessary in consultation with the Chairman, in accordance with the Council’s Scheme of Delegation, more particularly specified in Section “D” of the Head of Planning’s Report No. PLN1518, be noted;

(iii) the following application be determined by the Head of Planning, in consultation with the Chairman:

* 15/00118/FULPP (Imperial Arms, No. 12 Farnborough Street, Farnborough);

(iv) the current position with regard to the following applications be noted pending consideration at a future meeting:

15/00068/LBC2PP (Gun Hill House and Water Tower, Gun Hill, Aldershot)

15/00069/REMPP (Gun Hill House and Water Tower, Gun Hill, Aldershot)

15/00176/FULPP (Proposed Extension to Princes Mead, Westmead, Farnborough)

15/00194/FULPP (Site of the former Christmas Lodge, Evelyn Avenue, Aldershot).

* The Head of Planning’s Report No. PLN1518 in respect of these applications was amended at the meeting.

84. **REPRESENTATIONS BY THE PUBLIC –**

In accordance with the guidelines for public participation at meetings, the following representations were made to the Committee and were duly considered before a decision was reached:

Application No.	Address	Representation	In support of or against the application
15/00117/REVPP	(ASDA, Westmead Farnborough)	Mr. M. Bedlow-Hartshorn	Against
		Mr. R. Parkes	In support
15/00118/FULPP	The Imperial Arms, No. 12 Farnborough Street, Farnborough	Ms. L. Parker	Against

85. APPLICATION NO. 15/00118/FULPP – IMPERIAL ARMS, NO. 12 FARNBOROUGH STREET, FARNBOROUGH –

The Committee considered the Head of Planning's Report No. PLN1518 (as amended at the meeting) regarding the demolition of the link/male toilets and the change of use of the former public house to provide two dwellings (one three-bedroom and one two-bedroom), together with the erection of one pair of semi-detached, three bedroom dwellings with associated access, car parking and car ports at the Imperial Arms, No. 12 Farnborough Street, Farnborough. Before considering the application in detail, the Committee received a representation in accordance with the scheme of public representation against the application from Ms. L. Parker.

The Committee noted that the recommendation was to grant the application, subject to the completion of a satisfactory agreement under Section 106 of the Town and Country Planning Act, 1990.

RESOLVED: That

- (i) subject to the completion of a satisfactory agreement under Section 106 of the Town and Country Planning Act, 1990 by 14th May, 2015 to secure financial contributions towards Special Protection Area mitigation and open space, the Head of Planning, in consultation with the Chairman, be authorised to grant planning permission, as set out in the Head of Planning's Report No. PLN1518 (as amended); however
- (ii) in the event that a satisfactory Section 106 agreement is not completed by 14th May, 2015, the Head of Planning, in consultation with the Chairman, be authorised to refuse planning permission on the grounds that the proposal
 - (a) fails to make provision for open space, contrary to the provisions of Policy CP12 of the Rushmoor Core Strategy and saved Policy OR4 of the Rushmoor Local Plan Review 1996 – 2011; and

- (b) fails to provide mitigation for the impact of the development on the Thames Basin Heaths Special Protection Area, in accordance with the Council's Thames Basin Heaths Special Protection Area Interim Avoidance and Mitigation Strategy, contrary to Policy CP13 of the Rushmoor Core Strategy.

86. APPLICATION NO. 15/00215/EDC – THE OLD MINT, POUND ROAD, ALDERSHOT –

The Committee considered the Head of Planning's Report No. PLN1518 (as amended at the meeting) regarding an application for a Certificate of Lawfulness in respect of the existing use of The Old Mint, Pound Road, Aldershot as two self-contained flats. The Committee noted that the application for a Certificate of Lawfulness had been formally withdrawn by the applicant and that it was now the applicant's intention to submit a retrospective planning application for the use of the building as flats.

The Committee then considered Part B of the revised recommendation, which was to issue an enforcement notice to require the cessation of the unauthorised material change of use of the land.

RESOLVED: That an Enforcement Notice be served to require the cessation of the unauthorised material change of use of the land as two self-contained flats; within a period of three months for compliance for the reasons set out in the Head of Planning's Report No. PLN1518 (as amended).

87. PLANNING (DEVELOPMENT MANAGEMENT) SUMMARY REPORT FOR THE QUARTER JANUARY – MARCH, 2015 AND FOR THE FINANCIAL YEAR 2014 – 2015 –

The Committee received the Head of Planning's Report No. PLN1519 which provided an update on the position with respect to Performance Indicators for the Development Management Section of Planning for the period 1st January, 2015 to 31st March, 2015 and summary figures for the financial year 2014 – 15.

RESOLVED: That the Head of Planning's Report No. PLN1519 be noted.

88. APPEALS PROGRESS REPORT –

The Committee received the Head of Planning's Report No. PLN1520 concerning the following appeal decision:

Application No.	Description	Decision
14/00211/FUL	An appeal against the Council's decision to refuse planning permission for the redevelopment of land at No. 235 Ash Road, Aldershot to provide a restaurant, hot food takeaway and drive through facility, as well as the creation of a new vehicular access from Ash Road, 38 car parking spaces, cycle parking and associated landscaping. The appeal had been dealt with by way of a hearing.	Allowed

RESOLVED: That the Head of Planning's Report No. PLN1520 be noted.

The Meeting closed at 8.20 p.m.

G.B. LYON
CHAIRMAN
