

CABINET

Meeting held remotely on Tuesday, 29th September, 2020 at 7.00 pm.

Voting Members

Cllr D.E. Clifford, Leader of the Council
Cllr K.H. Muschamp, Deputy Leader and Customer Experience and Improvement
Portfolio Holder

Cllr Marina Munro, Planning and Economy Portfolio Holder
Cllr A.R. Newell, Democracy, Strategy and Partnerships Portfolio Holder
Cllr M.L. Sheehan, Operational Services Portfolio Holder
Cllr P.G. Taylor, Corporate Services Portfolio Holder
Cllr M.J. Tennant, Major Projects and Property Portfolio Holder

The Leader of the Council (Cllr D.E. Clifford) invited the Leader of the Labour Group (Cllr K. Dibble) to attend and contribute to the meeting.

The Cabinet considered the following matters at the above-mentioned meeting. All executive decisions of the Cabinet shall become effective, subject to the call-in procedure, from **12th October, 2020**.

27. EXCLUSION OF THE PUBLIC –

RESOLVED: That, taking into account the public interest test, the public be excluded from the meeting during the discussion of the under mentioned item to avoid the disclosure of exempt information within the paragraph of Schedule 12A to the Local Government Act, 1972 indicated against the item:

Minute No.	Schedule 12A Para. No.	Category
28	3	Information relating to financial or business affairs

THE FOLLOWING ITEM WAS CONSIDERED IN THE ABSENCE OF THE PUBLIC

28. PROPERTY INVESTMENT PURCHASE – (Cllr Martin Tennant, Major Projects and Property Portfolio Holder)

The Cabinet considered Exempt Report No. RP2015, which set out a proposal to acquire the freehold investments in two properties, as part of the Commercial Property Investment Strategy in the Council's Medium Term Financial Strategy.

The Cabinet was informed that the acquisitions proposed were in line with the Commercial Property Investment Strategy. Initial due diligence and risk assessment had been undertaken by officers and had been supported by Lambert Smith Hampton Investment Management. The properties had scored highly on the matrix for assessing potential purchases and it was considered that the proposed

acquisitions would deliver a positive net return for the Council, with low risk. Members expressed strong support for the proposed purchases.

The Cabinet RESOLVED that the purchase of the freeholds of both properties, subject to due diligence and as set out in Exempt Report No. RP2015, be approved.

The Meeting closed at 7.10 pm.

CLLR D.E. CLIFFORD, LEADER OF THE COUNCIL

CABINET

Meeting held remotely on Tuesday, 13th October, 2020 at 7.00 pm.

Voting Members

Cllr D.E. Clifford, Leader of the Council
Cllr K.H. Muschamp, Deputy Leader and Customer Experience and Improvement
Portfolio Holder

Cllr Marina Munro, Planning and Economy Portfolio Holder
Cllr A.R. Newell, Democracy, Strategy and Partnerships Portfolio Holder
Cllr M.L. Sheehan, Operational Services Portfolio Holder
Cllr P.G. Taylor, Corporate Services Portfolio Holder
Cllr M.J. Tennant, Major Projects and Property Portfolio Holder

The Cabinet considered the following matters at the above-mentioned meeting. All executive decisions of the Cabinet shall become effective, subject to the call-in procedure, from **26th October, 2020**.

29. **MINUTES –**

The Minutes of the meetings of the Cabinet held on 15th September, 2020 and 29th September, 2020 were confirmed.

30. **KAREN EDWARDS - AWARD OF BRITISH EMPIRE MEDAL –**

The Cabinet wished to place on record its congratulations to Karen Edwards, Executive Director, who had been awarded a British Empire Medal (BEM) in the Queen's Birthday Honours List 2020 in recognition of her services to the community during the Coronavirus pandemic.

31. **BUDGET STRATEGY 2021/22 –**

(Cllr Paul Taylor, Corporate Services Portfolio Holder)

The Cabinet considered Report No. FIN2029, which set out the budgetary framework to support the preparation of the Council's 2021/22 budget.

The Cabinet was informed that Covid-19 had had a significant impact on the Council's financial position in 2020/21 and was likely to continue to have an impact on the Council's finances in 2021/22 and beyond. The Report set out the Council's current financial position and proposed a strategy for addressing the projected core budget deficit highlighted in the Medium Term Financial Strategy, which had been published in February, 2020. Members heard that the strategy would also consider options to mitigate the impact from Covid-19. The main pressures on the revenue budget in the current year were due to a shortfall in income from sales, fees and charges, in particular car parking income, planning fees and income from the Princes Hall. It was confirmed that the shortfall in the Council's finances would be funded from reserves in the short term. The Council would need to take steps to mitigate the pressure on the revenue budget for 2021/22 and would look at controlling

expenditure and continuing to act in a commercial way to improve the Council's net budget position.

The Cabinet RESOLVED that

- (i) the Budget Strategy 2021/22, as set out in Section 5 of Report No. FIN2029, be approved; and
- (ii) the impact from Covid-19 on the financial planning process and associated risks and uncertainties, as set out in Section 7 of the Report, be noted.

32. **BUSINESS RATES - DISCRETIONARY RATE RELIEF APPLICATIONS –**
(Cllr Paul Taylor, Corporate Services Portfolio Holder)

The Cabinet considered Report No. FIN2026, which set out details of applications for rate relief from The Source Young People's Charity (Suite No.2, Quarter Masters Stores, Browning Barracks, Alison's Road, Aldershot) and WSX Developments Limited (St. Anne's House / Mandora, Louise Margaret Road, Aldershot).

The Cabinet RESOLVED that

- (i) 20% discretionary relief be awarded to The Source Young People's Charity until 31st March, 2022; and
- (ii) 50% discretionary relief be awarded to WSX Developments from 1st April, 2017 to 31st March, 2020.

The Meeting closed at 7.23 pm.

CLLR D.E. CLIFFORD, LEADER OF THE COUNCIL

CABINET

Meeting held remotely on Tuesday, 10th November, 2020 at 7.00 pm.

Voting Members

Cllr D.E. Clifford, Leader of the Council
Cllr K.H. Muschamp, Deputy Leader and Customer Experience and Improvement
Portfolio Holder

Cllr Marina Munro, Planning and Economy Portfolio Holder
Cllr A.R. Newell, Democracy, Strategy and Partnerships Portfolio Holder
Cllr M.L. Sheehan, Operational Services Portfolio Holder
Cllr P.G. Taylor, Corporate Services Portfolio Holder
Cllr M.J. Tennant, Major Projects and Property Portfolio Holder

The Cabinet considered the following matters at the above-mentioned meeting. All executive decisions of the Cabinet shall become effective, subject to the call-in procedure, from **23rd November, 2020**.

33. **MINUTES –**

The Minutes of the meeting of the Cabinet held on 13th October, 2020 were confirmed.

34. **REVISED PERFORMANCE REPORTING ARRANGEMENTS AND COUNCIL BUSINESS PLAN PROJECT PROGRESS REPORT JULY - SEPTEMBER 2020/21–**

(Cllr Adrian Newell, Democracy, Strategy and Partnerships Portfolio Holder)

The Cabinet received Report No. ACE2001, which set out details of changes to the process by which the Council's performance was reported to Members. The Report also detailed progress in delivering the Council Business Plan projects during the second quarter of the 2020/21 municipal year. Members were informed that this was the first of a number of proposed changes following the appointment of the Council's Assistant Chief Executive. The changes were intended to strengthen and improve policy development, performance reporting and risk management activities across the Council. It was explained that, from this point, the Summary Project Progress Report would only provide information in relation to projects that were not on track. It was confirmed that over two thirds of projects were identified as making good progress and details of these could be found on the Council's website (www.rushmoor.gov.uk/councilplan). It was reported that, generally, good progress was being made against a very ambitious programme of work, taking account of the current pandemic and ongoing resource constraints.

The Cabinet NOTED the progress made towards delivering the Council Business Plan, as set out in Report No. ACE2001.

35. **CLIMATE CHANGE ACTION PLAN –**
(Cllr Ken Muschamp, Deputy Leader of the Council)

The Cabinet considered Report No. DCS2002, which set out an action plan in support of the Council's Climate Change Strategy Statement 2020-2030. The Chairman welcomed the Leader of the Labour Group (Cllr K. Dibble) to the meeting. Cllr Dibble had requested to address the Cabinet on this matter.

Members were reminded that the Cabinet had, at its meeting on 2nd June, 2020, approved a Climate Change Strategy Statement for 2020–2030. This document contained the strategic framework for addressing the climate emergency that had been declared by the Council at its meeting on 20th June, 2019. Since that time, work had been undertaken to develop an action plan that took account of the priorities set out in the Council Business Plan, practice from other places and the work being carried out by other authorities in this area, especially Hampshire County Council. It was explained that the action plan contained a long list of actions that would be carried out over the ten-year period. It was proposed that the action plan would be updated on an annual basis to reflect the work undertaken, changes in priorities and progress towards achieving the Council's objectives. The Report included a number of actions to be carried out over the following year, including the establishment of a food waste collection service and the setting up of a cross party Cabinet Working Group to assist with the delivery of this. The Leader of the Labour Group expressed support for the action plan and commented that it was essential that the projects should receive adequate funding. It was confirmed that discussions had been held with Stagecoach in relation to the reduction of the carbon footprint of local public transport. It was also confirmed that the Council would continue to promote green initiatives in its regeneration activities and in its discussions with local developers.

In response to a question, it was confirmed that the Council would communicate clearly with local residents in relation to green initiatives and, in particular, would try to use language that could be understood by all.

The Cabinet RESOLVED that

- (i) the Climate Change Action Plan 2020-2030, as set out in Report No. DCS2002, be approved;
- (ii) the adoption of a separate food waste collection service in 2021/22 and the appointment of a Cabinet Working Group to guide the development and detail of the implementation plan, as set out in paragraph 4 and Annex 2 of the Report, be approved; and
- (iii) the proposed expenditure, as set out in paragraph 5 of the Report, and the process for allocating resources from the earmarked reserve fund in the Council's budget, be approved.

The Meeting closed at 8.00 pm.

CLLR D.E. CLIFFORD, LEADER OF THE COUNCIL

LICENSING, AUDIT AND GENERAL PURPOSES COMMITTEE

Meeting held on Monday, 28th September, 2020 at 7.00 pm via Microsoft Teams and streamed live.

Voting Members

Cllr S.J. Masterson (Chairman)
Cllr Mara Makunura (Vice-Chairman)

Cllr Sophia Choudhary
Cllr A.K. Chowdhury
Cllr A.H. Crawford
Cllr Veronica Graham-Green
Cllr Christine Guinness
Cllr A.J. Halstead
Cllr L. Jeffers
Cllr Prabesh KC
Cllr Jacqui Vosper

11. MINUTES

The Minutes of the meeting held on 28th July, 2020 were approved and would be signed by the Chairman at a later date.

12. STATEMENT OF ACCOUNTS AND AUDIT RESULTS 2018/19

The Committee welcomed Andrew Brittain and Justine Thorpe from Ernst & Young (EY). Mr Brittain presented the company's revised Audit Results Report, which summarised EY's audit conclusion in relation to the audit for 2018/19.

The Committee was reminded that most of the outstanding audit issues had been resolved previously with EY, with adjustments made to the accounts by Officers. However, the outbreak of the Coronavirus pandemic had given rise to a Post Balance Sheet Event (PBSE) as it posed an ongoing risk to the Council's financial standing. In order to complete the Accounts and Audit Opinion process, the Statement of Accounts needed to include a detailed Disclosure Note that addressed the impact on the Council's finances from Covid-19 and consideration of the Going Concern basis.

The Committee received the Executive Head of Finance's Report No. FIN2028 which provided Members with an update on audit progress for the Council's Statement of Accounts for 2018/19 and on the provision of audit opinion since the last meeting on 28th July, 2020.

It was noted that an updated Disclosure Note had been sent to EY on 25th September, 2020. Once this had been reviewed by EY, it was expected that a final

audit opinion and audit results report would be received in early October 2020. It was proposed that, in order to finalise the Statement of Accounts process and receive the external Auditor's Report, authority was delegated to the Chairman and to the Executive Head of Finance to approve formally and certify the audited Statement of Accounts and receive the External Auditor's Report from EY. Members would be provided with a copy of the final draft documents in advance to give them a limited opportunity to ask questions and seek clarification on matters identified in the report.

During discussion, the Executive Head of Finance responded to questions on the Corporate Risk Register and management of the Risk Management process.

RESOLVED: That, subject to Members of the Committee being provided with a copy of the audited Statement of Accounts and the Audit Results Report in advance, the Chairman of the Committee and the Executive Head of Finance be authorised to approve formally and certify the audited Statement of Accounts 2018/19 and to receive the External Auditor's Report.

13. **INTERNAL AUDIT - AUDIT UPDATE**

The Committee considered the Audit Manager's Report No. AUD20/08 which provided an update on work carried out by Internal Audit for quarter 2 2020/21, including the work slipped from quarter 1, and the expected deliverables for quarter 3.

During discussion, the Audit Manager and Executive Head of Finance responded to questions on S106 payments and the process for monitoring revenue and capital budgets.

RESOLVED: That the audit work carried out in quarter 2 2020/21, including work slipped from quarter 1, and the expected deliverables for quarter 3 2020/21, as set out in the Audit Manager's Report No. AUD20/08, be noted.

14. **TREASURY MANAGEMENT AND NON-TREASURY INVESTMENT OPERATIONS 2019/20**

The Committee received the Executive Head of Finance's Report No. FIN2027 which set out the main activities of the Treasury Management and non-Treasury Investment Operations during 2019/20, and noted that prudential indicators for the 2019/20 financial year had been updated for all treasury management and non-treasury activity during 2019/20.

The Committee was advised that the report was a statutory requirement under the CIPFA Code of Practice on Treasury Management. It was noted that, whilst the restructuring of the investment portfolio during 2018/19 had improved diversification of funds and increased the yield on all treasury management investments by £344,000 from 2018/19, this was less than anticipated due to the down-turn in pooled fund interest at the end of March 2020 caused by COVID-19. The impact of COVID-19 on the return on investments would be monitored closely in 2020/21.

Members were advised that the treasury team continually reviewed the borrowing strategy, weighing up interest rate levels and risk of refinancing. During the 2019/20 financial year, short-term interest rates had remained low and were forecast to remain low. However, borrowing levels had increased, raising refinancing risk. To mitigate, a proportion of borrowing had been moved to one- and two-year durations.

In respect of total borrowing, at 31st March, 2020 this was £90m, an increase of £28.8m from the 2018/19 year-end position. It was noted that the increased level of borrowing had resulted in interest costs increasing by £772,000.

The Committee noted that as at 31st March, 2020 the Council's non-treasury investments risk exposure was £113.6m of which £72.8m was funded via external loans, whilst the return of non-treasury investments was below the estimated return for 2019/20 due to the cost associated with commercial property being clarified during the financial year and the impact of COVID-19.

During discussion, the Executive Head of Finance responded to questions on investment activity, including investment in commercial property.

RESOLVED: That the Executive Head of Finance's Report No. FIN2027 be noted.

The meeting closed at 8.15 pm.

CLLR S.J. MASTERSON (CHAIRMAN)

DEVELOPMENT MANAGEMENT COMMITTEE

Meeting held on Wednesday, 14th October, 2020 at 7.00 pm via Microsoft Teams and streamed live

Voting Members

Cllr J.H. Marsh (Chairman)
Cllr C.J. Stewart (Vice-Chairman)

Cllr Mrs. D.B. Bedford
Cllr J.B. Cauty
Cllr R.M. Cooper
Cllr P.I.C. Crerar
Cllr P.J. Cullum
Cllr K. Dibble
Cllr C.P. Grattan
Cllr Nadia Martin
Cllr B.A. Thomas

Non-Voting Member

Cllr Marina Munro (Planning and Economy Portfolio Holder) (ex officio)

38. DECLARATIONS OF INTEREST

There were no declarations of interest.

39. MINUTES

The Minutes of the meeting held on 16th September, 2020 were approved and signed by the Chairman.

40. PLANNING APPLICATIONS

RESOLVED: That

- (i) planning permission/consent be refused in respect of the following application as set out in Appendix "A" attached hereto for the reasons mentioned therein:

20/00593/FULPP (No. 16 Churchill Avenue, Aldershot);

- (ii) the applications dealt with by the Head of Economy, Planning and Strategic Housing, 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 Economy, Planning and Strategic Housing’s Report No. EPSH2030, be noted;

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

20/00149/FULPP (Units 2A & 3, Blackwater Shopping Park, 12 Farnborough Gate, Farnborough);

20/00400/FULPP (Land at former Lafarge site, Hollybush Lane, Farnborough);

20/00508/FULPP (The Galleries, High Street, Aldershot).

41. 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
20/00593/FULPP	No. 16 Churchill Avenue, Aldershot	Mr. L. Ralph	Against
		Mr. J. Mandozai	In support

42. APPEALS PROGRESS REPORT

(1) New Appeal

Address	Description
No. 162 Fleet Road, Farnborough	Against an enforcement notice requiring removal of a two-metre high timber fence with access front gate to the front of property and covered carport. It was noted that this appeal would be considered by way of the written method, together with the planning appeal against refusal of permission to retain the unauthorised development which had been reported in July 2020.

(2) Appeal Decision

Application / Enforcement Case No.	Description	Decision
19/00368/FULPP	Against the Council’s refusal of planning permission for the erection of a single storey side extension at No. 91 Cranmore	Split decision – allowed

Lane, Aldershot, and alterations to detached garage to form store. to solely in respect of the garage/store conversion

RESOLVED: That the Head of Economy, Planning and Strategic Housing's Report No. EPSH2031 be noted.

43. **ESSO PIPELINE PROJECT**

The Head of Economy, Planning and Strategic Housing gave a verbal update on the position with regard to application 19/00432/PINS following the issue on 7th October, 2020 of the Development Consent Order (DCO) to ESSO for the Major Infrastructure Project to renew and partially realign the Southampton to London fuel pipeline which crossed Rushmoor Borough.

The Committee noted that ESSO had provided revised Site Specific Plans (SSP) for both Queen Elizabeth Park (QEP) and Southwood Country Park. In respect of the SSP for QEP, the revised plan was an improvement on the previous version but did not fully address the significant local concerns regarding the impact of the development in relation to the loss of trees in the park, albeit that the removal of any mature or veteran trees was now prohibited within the SSP. The Committee was also advised that ESSO required the Council's approval on noise mitigations and on the Construction Management Plan.

In response to queries that had been raised, the Head of Planning, Economy and Strategic Housing advised that there was no right of appeal against a decision by the Secretary of State to grant a DCO; a decision could only be judicially reviewed if there was a clear error of law or procedure.

The Head of Planning, Economy and Strategic Housing responded to queries from Members, which included a second pipeline replacement and timescales.

RESOLVED: That the report be noted.

The meeting closed at 8.05 pm.

CLLR J.H. MARSH (CHAIRMAN)

Appendix "A"

Application No. & Date Valid: 20/00593/FULPP

14th August 2020

Proposal: Alterations and extensions to existing dwelling to form 2 three-bedroom semi-detached dwellings and 1 three bedroom detached dwelling house with parking and additional dropped kerb at **16 Churchill Avenue Aldershot Hampshire GU12 4JR**

Applicant: Mrs Fahmida Mandozai

- Reasons:**
- 1 The proposed development, by reason of the number and design of dwellings proposed, the lack of spacing around the buildings, their position within the plot, and with a frontage dominated by parking, would result in an incongruous development that would be over dominant in the street scene and which does not reflect the prevailing character of the area, to its detriment. The proposal would therefore constitute an unacceptable overdevelopment of the site, contrary to Policies DE1 and DE11 of the Rushmoor Local Plan and the National Planning Policy Framework/Practice Guidance.
 - 2 The proposal, by reason of the bulk and mass of building alongside the boundary with the adjoining property to the north-west, would have unacceptable impact upon the light, outlook and amenity of the occupiers of that property, contrary to Policies DE1 and DE11 of the Rushmoor Local Plan.
 - 3 The proposed development makes no provision to address the likely significant impact of the additional residential unit on the objectives and nature conservation interests of the Thames Basin Heaths Special Protection Area. The proposal does not include any information to demonstrate how the development will enhance biodiversity within the site to produce a net gain in biodiversity. The proposals are thereby contrary to the requirements of retained South East Plan Policy NRM6 and Policies NE1 and NE4 of the Rushmoor Local Plan.
 - 4 The proposals fail to provide details of appropriate surface water drainage for the development as required by adopted Rushmoor Local Plan Policy NE8.

DEVELOPMENT MANAGEMENT COMMITTEE

Meeting held on Wednesday, 11th November, 2020 at 7.00 pm via Microsoft Teams and streamed live

Voting Members

Cllr J.H. Marsh (Chairman)
Cllr C.J. Stewart (Vice-Chairman)

Cllr Mrs. D.B. Bedford
Cllr J.B. Canty
Cllr R.M. Cooper
Cllr P.I.C. Crerar
Cllr P.J. Cullum
Cllr K. Dibble
Cllr C.P. Grattan
Cllr Nadia Martin
Cllr B.A. Thomas

Non-Voting Member

Cllr Marina Munro (Planning and Economy Portfolio Holder) (ex officio)

44. DECLARATIONS OF INTEREST

There were no declarations of interest.

45. MINUTES

The Minutes of the meeting held on 14th October, 2020 were approved and signed by the Chairman.

46. PLANNING APPLICATIONS

RESOLVED: That

(i) the following application be deferred pending consideration at a future meeting:

- * 20/00149/FULPP (Units 2A & 3, Blackwater Shopping Park, No. 12 Farnborough Gate, Farnborough);

(ii) planning permission/consent be refused in respect of the following application as set out in Appendix “A” attached hereto for the reasons mentioned therein:

* 20/00700/COU (Parkside Centre, No. 57 Guildford Road, Aldershot);

(iii) the applications dealt with by the Head of Economy, Planning and Strategic Housing, 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 Economy, Planning and Strategic Housing’s Report No. EPSH2033, be noted;

(iv) the following application be determined by the Head of Economy, Planning and Strategic Housing, in consultation with the Chairman:

20/00508/FULPP (The Galleries, High Street, Aldershot);

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

20/00400/FULPP (Land at former Lafarge site, Hollybush Lane, Farnborough);

* 20/00394/FULPP (No. 145 Alexandra Road, Farnborough).

* The Head of Economy, Planning and Strategic Housing’s Report No. EPSH2033 in respect of these applications was amended at the meeting

47. 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.

The Committee also considered a request from Cllr M.J. Roberts to speak at the meeting. The Committee agreed to this request and Cllr Roberts spoke on the application in respect of The Galleries, High Street, Aldershot.

Application No.	Address	Representation	In support of or against the application
20/00508/FULPP	The Galleries, High Street, Aldershot	Mr. D. Rose	In support
20/00700/COU	Parkside Centre, No. 57 Guildford Road, Aldershot	Mr. C. Harris	In support

48. **APPLICATION NO. 20/00508/FULPP - THE GALLERIES, HIGH STREET, ALDERSHOT**

The Committee considered the Head of Economy, Planning and Strategic Housing's Report No. EPSH2033 regarding the redevelopment of the High Street Car Park, The Galleries Shopping Centre and the Arcade Shopping Centre to provide a phased development comprising 596 flats (330 one-bedroom and 266 two-bedroom), flexible commercial uses within Use Class E (commercial, business and services uses) and/or Use Class F.1 (learning and non-residential institutions; excluding schools and places of worship), public car parking and residents' car and cycle parking, together with external amenity areas including roof gardens and public realm.

RESOLVED: That, subject to the completion of a satisfactory Planning Obligation under Section 106 of the Town and Country Planning Act 1990 to secure the following:

- (i) £3,293,300 (comprising £3,021,714 Suitable Alternative Natural Green Space (SANGS) and £271,586 Strategic Access Management and Monitoring Strategy (SAMMS) contributions) towards Special Protection Area avoidance and mitigation and access management at Southwood Country Park; OR, alternatively, an appropriate payment to secure equivalent mitigation at the Blandford House/Malta Barracks SANGS site;
- (ii) £100,000 for improvements to off-site Public Open Space comprising either (a) landscaping, park furniture infrastructure and footpath renewal (including renovation of historic hard/soft landscape features) and habitat improvements at Manor Park, Aldershot; OR, (b) landscaping, park furniture infrastructure and footpath renewal and habitat improvements at Redan Hill Gardens, Windmill Road, Aldershot;
- (iii) provision of a full Travel Plan prior to occupation along with associated approval, monitoring fees (£1,500 for approval and £3,000 per annum for five years for monitoring - £16,500 in total) and bond;
- (iv) both mid-term and late-stage financial viability re-assessment clauses in accordance with the recommendations of the PBS Independent Viability Review (3rd August, 2020);
- (v) Requirements to secure the provision, retention and management/allocation of parking spaces within the development for the lifetime of the development; and
- (vi) £5,000 Monitoring and Administration Fee;

the Head of Economy, Planning and Strategic Housing, in consultation with the Chairman, be authorised to grant planning permission, subject to the conditions and informatives set out in Report No. EPSH2033 and to the establishment of a

Development Monitoring Group to monitor the progress of the development, as appropriate.

49. **APPLICATION NO. 20/00700/COU - PARKSIDE CENTRE, NO. 57 GUILDFORD ROAD, ALDERSHOT**

The Committee considered the Head of Economy, Planning and Strategic Housing's Report No. EPSH2033 regarding the continued siting of a portable cabin, the change of use from café to day centre and enclosing an area of public open space (12 metres by 15.5 metres) to be used by the Parkside Centre.

During the consideration of the application, it was proposed that it should be deferred to allow further investigation and discussion with the applicant. The Committee felt unable to support this proposal and, following further debate, agreed to refuse the application.

RESOLVED: That planning permission/consent be refused, as set out in Appendix "A" attached hereto for the reasons mentioned therein.

50. **APPEALS PROGRESS REPORT**

The Committee received the Head of Economy, Planning and Strategic Housing's Report No. EPSH2034 concerning the following appeal decision:

Application / Enforcement Case No.	Description	Decision
19/00482/FULPP	Against the Council's refusal of planning permission for the demolition of existing garage at No. 15 Hilder Gardens, Farnborough and the erection of two new detached dwellings to the rear, with ancillary parking and access road.	Dismissed

RESOLVED: That the Head of Economy, Planning and Strategic Housing's Report No. EPSH2034 be noted.

51. **PLANNING (DEVELOPMENT MANAGEMENT) SUMMARY REPORT FOR THE QUARTER JULY - SEPTEMBER 2020**

The Committee received the Head of Economy, Planning and Strategic Housing's Report No. EPSH2035 which provided an update on the position with respect to achieving performance indicators for the Development Management section of Planning and the overall workload of the section for the quarter from 1st July to 30th September, 2020.

The meeting closed at 8.55 pm.

CLLR J.H. MARSH (CHAIRMAN)

Development Management Committee
11 November 2020
Appendix “A”

Application No. & Date Valid: **20/00/700/COU** **1 October 2020**

Proposal: Continued siting of a portable cabin and change of use from café to day centre and enclosing area of public open space 12m x 15.5m to be used by Parkside Centre **on land at Parkside Centre, 57 Guildford Road, Aldershot**

Applicant: Mr Chris Harris

- Reasons for refusal:
- 1 The proposed development results in the loss of an area of public open space used for recreation and is not for sports and recreation provision accessible to the public and therefore conflicts with the provisions of Policy DE6 of the Rushmoor Local Plan (2019).

 - 2 The proposed fencing, by way of its design and appearance, creates an incongruous form of development contrary to the green and natural character of Aldershot Park in this location and therefore fails to preserve the character and appearance of the countryside and conflicts with the provisions of Policy NE5 of the Rushmoor Local Plan (2019).