

Kings Worthy Parish Council

PLANNING and HIGHWAYS COMMITTEE

**Minutes of the Meeting held on Tuesday 27 October 2015
at the Kings Worthy Community Centre, Fraser Road, Kings Worthy**

Present: Chair of the meeting: Ian Gordon

Councillors: Karen McCleery
Stewart Newell
Judith Steventon Baker

Clerks: Christopher Read

Public: 3

Action

P/15/144 Apologies for Absence	
---------------------------------------	--

Apologies had been received from Cllr White.

P/15/145 Public Question Time	
--------------------------------------	--

Parishioners indicated that they were waiting for the update of the Proposed Top Field development, it was therefore agreed to move agenda item 4 forward.

P/15/146 Matters Arising from the meetings held on 28 September	
--	--

- **P/15/133 – Proposed Top Field Development**

Cllrs Gordon, Newell and White met with Steve Opacic and Steve Tilbury, both from Winchester City Council (WCC) to discuss the Top Field Development. It was made clear that the Parish Council is still considering its options but it was indicated that the Parish Council want to be involved in the S106 process, if the development proceeds. It was agreed to write to WCC to confirm the Parish Council's involvement in any S106 agreement.

Cllrs Gordon & Newell

It was agreed to write to the Chairman of Winchester City Council to express the Parish Council's views on this matter.

Cllrs Gordon & Newell

(Cllr K. McCleery arrive at this point)

P/15/147 Minutes of the Meeting held on the 28 September 2015	
--	--

The minutes were agreed and signed as a true record of the meeting by Cllr Gordon.

P/15/148 To Consider Planning Applications received since the last Meeting	
---	--

WCC. Reference	Location / Works to be done
15/02007/FUL	Chalk Meadow Springvale Avenue Kings Worthy Winchester Hampshire SO23 7LH Variation of condition no. 4 of planning permission 12/01047/FUL
Response:	The Parish Council has no objections to this application.

15/02079/FUL	Berwen 17 Tovey Place Kings Worthy Winchester Hampshire SO23 7PP Demolish existing dwelling and construct 3 no. 4 bedroom detached dwellings with carports, parking and revised access.
Response:	A vote was held as to whether to object to the application, with 2 for and 2 against. The following response was agreed: The Parish Council has concerns with regards to the height of proposed dwellings and the massing of the buildings on the site.
15/02086/TPC	Riversmead London Road Kings Worthy Winchester Hampshire SO23 7QL 1 no. Weeping Willow crown reduce by 5m (T1), 1 no. Apple, 1 no. pear and 1 no. Plum to reduce height and spread by no more than 0.5m (T2)
Response:	The Parish Council has no objections to this application.
15/02162/FUL	12 The Woodlands Kings Worthy Hampshire SO23 7QQ (HOUSEHOLDER) Extension at the rear of the building (Ground and first floor level), extension at the side of the building (Ground floor level). Addition of Store room adjacent to existing. Garage. Minor internal alterations.
Response:	The Parish Council has no objections to this application.
15/02226/FUL	110A Springvale Road Kings Worthy Hampshire SO23 7NB (HOUSEHOLDER) Single storey rear extension
Response:	The Parish Council has no objections to this application.
15/02320/FUL	26 Cundell Way Kings Worthy Hampshire SO23 7NP (HOUSEHOLDER) front first floor, single storey rear extensions, garage conversion and loft conversion with rear facing dormer
Response:	The Parish Council has no objections to this application.
SDNP/15/04797/HOUS	The Coach House Mill Lane Abbots Worthy Hampshire SO21 1DS Conversion of domestic stables into living accommodation and ground floor extension
Response:	The Parish Council wish to support this application.

P/15/149 Dashboard

The dashboard is attached as part of the minutes of the meeting. It listed the following items:

- **Major Initiatives – Requiring PC Approval** – None
- **Initiatives - Not Requiring PC Approval** - None
- **Planning Responses – under Chairman’s Action** – None.

- **Planning Decisions Advised by Winchester City Council** – see dashboard of Planning Responses as approved by Planning & Highways Committee.
- **Planning Decisions by Winchester City Council – no Planning & Highways Committee view given** – see dashboard.
- **Enforcement Notices** – see dashboard.

P/15/150 Updates

- **Winchester Housing Trust – garage site**

Nothing further heard.

- **Speeding from Burnett close**

Nothing further heard.

- **Redesign of B3047/A33 and Lovedon Lane/A33 junctions**

Cllr Gordon noted that the path from the Cart & Horse to the A33 had been completed but no other works had yet happened on the B3047/A33 Junction. It was agreed to write to Cllr Sean Woodward (HCC) to confirm when these works will commence.

Cllr Newell

All works have been completed on the Lovedon Lane/A33 junction but the works have not improved the safety of the junction.

- **Traffic Regulation Order on Springvale Road**

Agreed to write to Cllr Sean Woodward to confirm why there has been such delay with TRO.

Cllr Newell

- **Traffic issues in Churchill Close from the Heights**

Cllr Gordon is meeting with a Highways Officer tomorrow to discuss this issue.

Cllr Gordon

- **Parking on the Grass Verges**

A letter has been sent to WCC but no reply has been received; this is to be chased.

Cllr Newell / Clerk

- **Cycle Paths**

Agreed to defer until the next meeting.

Cllr White

- **Tesco Site**

Cllr Gordon is continuing to monitor the situation on the site. Cllr Newell wrote to HCC to ask for 'dragon's teeth' but has not received a reply; this is to be chased.

Cllr Newell / Clerk

- **Meetings attended**

Nothing to report.

P/15/151 Speed Watch

Nothing to report.

P/15/152 To discuss any issues referred from the Parish Council meeting

Nothing to report.

P/15/153 Clerk's Notices

Nothing to report.

P/15/154 Chairman's Notices

Nothing to report.

P/15/155 Consider items for inclusion in Communications

None.

P/15/156 Items for discussion at the Next Meeting

Cold Calling.

P/15/157 Date of Next Meeting

The next meeting is scheduled for Tuesday 24 November 2015.

The meeting closed at 21:18.

Signed **Date**

Kings Worthy Parish Council - Planning Dashboard for 27 October 2015

Major Initiatives - Requiring PC Approval
(e.g. budget not available, over £1000, project, grant)

Ref.	Brief Details (indicate if project team appointed)	Type (new project, maintenance)	Cost	Budget Source	Notes	
			Estimate		Completed	
PA-H	P-003	Street Lighting 2015/16	Project	£7,545	Baseline budget £7500	First 6 months £2850.08 (Ex. VAT)

Initiatives – Not Requiring PC Approval
(e.g. budget not available, over £1000, project, grant)

Ref.	Brief Details (indicate if project team appointed)	Type (new project, maintenance)	Cost Estimate	Budget Source	Approvals Dates			Notes Completed
					P & H	Finance	PC	

Planning Responses – under Chairman’s action (to meet submission deadlines)

Ref.	Brief Details (address)	Proposal	Approvals Dates			Notes Completed / Decision
			Letters of Support to PC	PC Support	WCC Support	

Planning Responses – as approved by Planning & Highways Committee

Ref.	Brief Details	Proposal	PC opinion	WCC decision (O = Officers) (C = Committee)
13/00463/PTH	Land off Hookpit Farm Lane	Proposed footpath diversion	No end date provided (with Recreation & Amenities Committee)	
15/00177/LDP	Hilliers 7 Roberts Close Kings Worthy Hampshire SO23 7LY	Replace existing patio doors with french doors and install new french doors to replace existing window to side elevation and internal alterations (CERTIFICATE OF LAWFULNESS)	The Parish Council wish to support this application.	
15/01158/FUL	Hinton House Hinton House Drive Kings Worthy Winchester Hampshire SO23 7NH	Proposed to division of Hinton House into two separate dwellings.	The Parish Council has no objection to the application but are under the impression that a there is a covenant on the site and would like to ensure this has been checked.	Permitted

15/01385/FUL	Garage Block 1 To 21 Mountbatten Place Kings Worthy Hampshire	Demolition of 20 no. garages and erection of 5 no. affordable dwellings and associated external works. Construction of 2 car lay-bys at Mountbatten Close and Pound Road as replacement parking facility	<p>The Parish Council have concerns that the proposed development is overpowering in comparison with the surrounding properties and particularly the closest property, Woodstock. Of the 4 parking spaces currently on the site, allocated for the bungalows 2A-2C (03/03008/FUL), only 1 space has been re-located off site. These will result in the net loss of 3 spaces currently allocated to bungalows.</p> <p>The new parking area for the residents of the development will have the same issues with regards to detritus and bird fouling from the trees, experienced by current users of the parking area.</p> <p>The Parish Council do however support the principal of development on the site but it must be more sympathetic to the surrounding properties and the parking issues must be addressed.</p>	
15/01637/TPO	Wistaria London Road Kings Worthy Hampshire SO23 7QN	1 no. Spruce to fell	The Parish Council wish to be guided by the decision of the arboricultural officer.	Permitted
SDNP/15/03628/LDE	The Coach House Mill Lane Abbots Worthy Hampshire SO21 1DS	Use of the building as residential	The Parish Council has no objection to this application.	
15/01755/FUL	Lindisfarne Forbes Road Kings Worthy Hampshire SO23 7PQ	Internal alterations and raising of roof to create additional floor to allow conversion of existing 3 bedroom dwelling to form 2x3 bedroom dwellings.	Councillors have expressed concerns regarding the proximity of the proposed additional access with the junction of Forbes Road and Springvale Road. It is considered that this proposed new access could create a hazard on a road that is a major bus route.	Refused
15/01854/FUL	Kilchelwin 41 Wesley Road Kings Worthy Hampshire SO23 7PX	(HOUSEHOLDER) Two storey side and rear extension with dormer in roof	The Parish Council wish to object to this application on the grounds that its overdevelopment of the site.	Withdrawn
15/01887/FUL	32 Frampton Way Kings Worthy Hampshire SO23 7QE	(HOUSEHOLDER) Qty 16 in total solar PV modules to be installed on rear elevation west facing	The Parish Council has no objection to this application.	Permitted
15/01889/FUL	49 Cundell Way Kings Worthy Hampshire SO23 7NP	(HOUSEHOLDER) Proposed glazed porch at front of property	The Parish Council has no objection to this application.	
15/01991/REM	Ministry of Defence Worthy Down Camp Worthy Down Winchester Hampshire SO21 2RG	Phase 2 and phase 3 Reserved Matters planning application for appearance, landscaping, layout and scale (Details in compliance with Outline Planning Permission 12/02351/OUT) Details to discharge Conditions 7 and 21.	The Parish Council has no objection to this application.	
15/02006/TPC	St Marys Church London Road Kings Worthy Winchester Hampshire SO23 7QL	1 no. Whitebeam to fell	The Parish Council has no objection to this application.	No Objections Raised

Planning Decisions by Winchester City Council- no Planning & Highways Committee view given

Ref.	Brief Details (address)	Proposal	PC opinion	WCC decision (O = Officers) (C = Committee)

Planning Appeals approved by Planning Inspector

Ref.	Brief Details (address)	Proposal	PC opinion	WCC Decision	Planning Inspectorate Decision

Enforcement Notices – Open Cases

Ref.	Brief Details (address)	Issue
10/00336/USE	Hinton House, Hinton House Drive, Kings worthy SO23 7NH	Alleged unauthorised use of residential property (health spa) and breach of condition relating to use of garage. Follow up site visit [2VIS] (31/01/2013). Visit site to ascertain if the u/a uses have ceased
12/00269/UTL	Springvale Road Shops Car Park, Springvale Road, Kings Worthy SO23 7NB	Untidy site. Enforcement action to be initiated. S215 Notice to be drafted and passed to Legal (09/07/2013)
12/00317/BCOND	138 Springvale Road, Kings Worthy SO23 7RB	Alleged breach of conditions – trees removed. Meeting with owner/agent [MEET] (06/02/2013). Meeting on site between WCC Landscape and developer to discuss revised landscaping proposals for site, including replacement trees along boundary, which were supposed to have been retained. Revised scheme already submitted but will just need a few additional adjustments. Replacement trees to be planted in current planting season

Enforcement Notices – Closed Cases (updated by Winchester City Council)

Ref.	Brief Details (address)	Issue