

HYTHE AND DIBDEN PARISH COUNCIL

Minutes of the Meeting of the
Planning Committee
held at The Grove, 25 St. John's Street, Hythe
on Monday 24 July, 2006 at 7 pm

Members: *Mr M Short (Chairman) – in the Chair

*Mr J Bennett	*Mrs B Smith
*Mr R Guy	*Mr D Smith
*Mr G Parkes	oMr M S Wade
oMr R Podesta	*Mr S S Wade

* Indicates attendance
o Indicates apologies for absence

In attendance: Mr D J Shimpe (Clerk to the Council)
 Ms S A Maitland (Deputy Clerk to the Council)

Also present: 3 members of the public

149/06 **Declarations of Interest**

There were no declarations of interest.

150/06 **New Forest District Council Representative**

Mr Parkes advised the Committee that, as he was a Member of the District Council's Development Control Committee, he wished it recorded that he would be making his decisions on applications at this Meeting based upon the information before him, but that his views may change when the application came before the District Council's Planning Development Committee.

151/06 **New Forest National Park Authority Representative**

Mr S Wade advised the Committee that, as he was a Member of the New Forest National Park Authority's Development Control Committee, he wished it recorded that he would be making his decisions on applications at this Meeting based upon the information before him, but that his views may change when the application came before the National Park Authority's Planning Development Committee.

152/06 **Public Participation Period**

St. John's Street Car Park

Clarification was sought as to whether the meeting regarding St. John's Street Car Park alterations was open to the public.

The Clerk confirmed that the meeting, to be held on 26 July 2006, is not an open meeting as it is to review the comments made during consultation before a final revision is made to the plans.

153/06 **Forthcoming events that could affect the communities within the Parish**

There were no events mentioned.

154/06 **Planning Lists**

RESOLVED

1. That the comments made on the Planning Applications appearing in the following lists as contained in the attached schedule be forwarded to the District Council:-
 - (a) Application No. 06/88062 (deferred from a previous meeting)
 - (b) Period ending 12 July 2006

2. That the comments made on the Planning Applications appearing in the following lists as contained in the attached schedule be forwarded to the National Park Authority:-

(a) Applications received 11 June 2006 to 18 July 2006

155/06 **Summer Recess – Delegated Powers**

Consideration was given to the arrangements for responding to the planning lists with comments during the summer recess.

RESOLVED

1. That the Clerk to the Council consults with the Chairman or Vice Chairman of the Planning Committee or the Chairman of the Council under delegated powers to make comments on the planning lists during the summer recess.
2. That the planning lists are circulated each week to all members so that they have the opportunity to inspect the plans and make observations before comments are submitted.

156/06 **Pre-submission draft Statement of Community Involvement (Regulation 26 Consultation)**

Comments on the pre-submission draft Statement of Community Involvement (Regulation 26) Consultation have been requested by the New Forest National Park by 31 July 2006.

RESOLVED

That the Chairman, Vice Chairman of the Planning Committee and the Clerk to the Council meet on Friday 28 July 2006 to draft a response to the document.

The Meeting closed at 7.45pm.

Chairman

Date

Mnpln293

Planning Applications Considered

Applications considered on 24-7-06

1	<i>Plan Number</i> 06/88062	<i>House No./Name</i> 42	<i>Road</i> Malwood Road West	<i>Applicant</i> Boyes Mrs E M
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i> 07/06/2006

Applicant. Mrs E M Boyes
Proposal. Front and side extension
Site. 42 Malwood Road West, Hythe

24/07/2006

Support subject to no windows being installed into the garage at a later date as this would create overlooking of the neighbouring property.

10/07/06

Object pending updated plans.

19/06/06

The site plan is out of date - the Officer's comments mention a conservatory on the adjacent property and this is not shown on the block plan. This Council cannot make any comments without a block plan that matches the site plan.

Please ask the applicant to provide up to date information.

2	<i>Plan Number</i> 06/88301	<i>House No./Name</i> 46	<i>Road</i> Whitewater Rise	<i>Applicant</i> Webb Mr J
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i> 12/07/2006

Applicant - Mr J Webb

Proposal - Retention of 1.05m high railing fence; 2.2m high wooden fence/trellis and gates

Sites: 46 Whitewater Rise, Dibden Purlieu, Hythe SO45 4BY

Object. The railings are out of keeping with the original plan. This area should remain open plan.

3	<i>Plan Number</i> 06/88302	<i>House No./Name</i> 9	<i>Road</i> Hillview Road	<i>Applicant</i> Glover Mr and Mrs
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i> 12/07/2006

Applicant - Mr and Mrs Glover

Proposal - rear Conservatory

Site - 9 Hillview Road, Hythe, SO45 5GJ

No view

4	<i>Plan Number</i> 06/88323	<i>House No./Name</i> 10	<i>Road</i> Peartree Road	<i>Applicant</i> Hall Mr and Mrs
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i> 12/07/2006

Applicant - Mr and Mrs Hall

Proposal - Garage

Site - 10 Peartree Road, Dibden Purlieu SO45 4AL

SUPPORT

5	<i>Plan Number</i> 06/90461	<i>House No./Name</i> West Cliffe Hall Land adjacent	<i>Road</i> West Street	<i>Applicant</i> Portsmouth Diocesan Trust (Waterside)
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i> 11/07/2006

Applicant - Portsmouth Diocesan Trust (Waterside Catholic Parish)

Proposal - Church, pastoral centre and presbytery; access alterations; parking area (Outline application with all details reserved for later approval other than means of access)

Site - Land adj West Cliffe Hall, West Street, Hythe

Object.

The proposal is physically and visually significant in the strategic gap and will diminish the gap. Therefore the application is contrary to policy DW E32. This policy was strengthened by the National Park Planning Inspector when he took this area into the National Park because of its visual merits in a National Park context.

West Street is a country lane and is not constructed to deal with the additional traffic that this proposal will create. Before any change of use or access permission is given a full and guaranteed set of acceptable green transport policies and pedestrian safety improvements (footpaths) must be tabled.

The car park provision is inadequate in relation to the capacity of the proposal and for the activities planned for the proposal. In order to ensure that add-hoc parking within the site and along the side of West Street is not possible landscaping proposals must be quantified before any permissions are granted. The Highway Authority must also provide a mechanism through planning of the West Street improvements to ensure that parking along the road for visitors to the site is not possible.

The proposal has the potential to attract additional traffic from outside of the local area, especially as there are apparently actions underway to include Totton within the area that the new church will cover, and this will put additional pressure on the A326 and the local road network.

The public transport network is not sufficiently set up to serve the proposal in West Street, nor is it considered feasible to route the new extra long "Solent " buses along West Street considering the current road layout.

There should be a joint presentation between the Portsmouth Diocesan Trust (Waterside Catholic Parish) and Diamond Property Holdings Lts (West Cliff Hall) as they will be using the same access and we need to be sure that the needs relating to highways/infrastructure issues are addressed adequately.

6	<i>Plan Number</i> TPO06/0300	<i>House No./Name</i> Field adjacent Veterinary Hospital	<i>Road</i> Frost Lane	<i>Applicant</i> Seadown Veterinary Hospital
	<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
	<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i> 11/07/2006

Applicant - Seadown Veterinary Hospital

Proposal - Fell- Holm Oak

Site - Field adjacent Veterinary Hospital, Frost Lane, Hythe

The advice of the District Council's Arboriculturist will be accepted.