



Horndean Parish Council

NOTICE OF MEETING

A MEETING OF THE PLANNING AND PUBLIC SERVICES COMMITTEE WILL BE HELD AT JUBILEE HALL ON MONDAY 27TH JUNE 2022 AT 7.30PM

Documents pertaining to the meeting are available to download from the HPC website.

Members are summoned to attend

Members are summoned to attend: Cllrs P. Beck (Chairman), Mrs E. Tickell (Vice Chairman), Mrs I Weeks, Mrs L Evans, R Veitch, D Prosser, P Little, T. Attlee.

Carla Baverstock-Jones, GCILEx, FSLCC, MCM
Chief Officer,

21st June 2022

AGENDA

1. To receive apologies for absence.
2. Declaration of interest: Members are reminded of their responsibility to declare any disclosable pecuniary interest which they may have in any item of business on the agenda no later than when that item is reached. Unless dispensation has been granted, you may not participate in any discussion of, or vote on, or discharge any function related to any matter in which you have a pecuniary interest as defined by regulations made by the Secretary of State under the Localism Act 2011. You must withdraw from the room or chamber when the meeting discusses and votes on the matter.
3. To receive and approve the minutes of the Planning Committee meeting held on 6th June 2022.
4. To open the meeting to members of the public to enable them to address questions to Parish Councillors. *Public questions will be permitted for each application as it arises, subject to there being a limit of 3 minutes for any member of the public. A question asked by a member of public during public participation session at a meeting shall not require a response or debate.*
5. To discuss and note any planning appeals.
6. To consider and discuss suggested road names for Land to the rear of 125 - 167 Lovedean Lane, Horndean, Waterlooville, Hampshire. PO8 9RW development.
7. To consider planning applications and note decisions as per attached schedule. *Public questions will be permitted for each application as it arises, subject to there being a limit of 3 minutes for any member of the public.*
8. To discuss representation of Horndean Parish Council at forthcoming EHDC's Planning Committee meeting on 6th July 2022.
9. To note the date of the next meeting as Monday 25th July 2022.



HORNDEAN PARISH COUNCIL PLANNING AND PUBLIC SERVICES COMMITTEE

**THE MINUTES OF THE PLANNING AND PUBLIC SERVICES
COMMITTEE MEETING HELD AT JUBILEE HALL ON MONDAY
6TH JUNE, 2022 AT 7.00PM.**

PRESENT: Cllrs Mrs E Tickell, D Prosser,
Mrs I Weeks, T Attlee.

IN ATTENDANCE: Gill Foster Administrative Assistant (Minute Taker)

PUBLIC

There were no members of the public present.

P 019 22/23 TO RECEIVE APOLOGIES FOR ABSENCE

Apologies were received from Cllrs P Little, P Beck & R Veitch

P 020 22/23 TO RECEIVE ANY DECLARATIONS OF INTEREST

There were none.

**P 021 22/23 TO RECEIVE AND APPROVE THE MINUTES OF THE PLANNING COMMITTEE
HELD ON 9TH MAY, 2022**

It was **RESOLVED** that the minutes of the Planning Committee meeting held on 9th May 2022 were duly signed as a true record of the meeting.

P 022 22/23 TO OPEN THE MEETING TO MEMBERS OF THE PUBLIC

There were no members of the public present.

P 023 22/23 TO DISCUSS AND NOTE ANY PLANNING APPEALS

APP/Y9507/W/21/3276708 – Land East of New Barn Farm Lane.

The Appeal and this was duly noted.

Cllr Mrs Irene Weeks proposed that Cllr Mrs E Tickell becomes the Vice Chairman for 2022/23. This was duly agreed by all present.

Single storey front extension

Ward: Murray

Cllr Rep: Cllr T Attlee

Cllr Teresa Attlee referred to her Report (please see attached Report Schedule). A short discussion took place.

RECOMMENDATION: OBJECTION, for the following reasons

The proposed extension;

- 1) Dominates the front of the building contrary to CP 29(e)- Design and Residential Extension and Housebuilder Development SPD paragraph 2.23
- 2) Is out of character with the street scene
- 3) Will reduce the area available for parking contrary to CP29(k)-Design

Single storey flat roof extension following removal of conservatory

Single storey flat roof extension following removal of conservatory (as amended by plan received 19 May 2022).

Ward: Downs

Cllr Rep: Cllr Teresa Attlee

Cllr Teresa Attlee referred to her Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION

Proposed ground floor alterations, new front entrance, and rear garden access, First floor alterations and raising of the roof to create additional floor space on the first floor with new dormers and windows

Ward: Catherington

Cllr Rep: Cllr D Prosser

Cllr D Prosser referred to his Report (please see attached Report Schedule). A short discussion took place attention being drawn to the overlooking of number 63 and the size of the proposed dormers.

RECOMMENDATION: OBJECTION for the following reasons CP27 Pollution - The concern is the overlook of No.63 which is across the back of the property at right angles. Suggest that the Velux windows remain instead of dormers. The work at the front of the property with the extra storey poses no issues.

59719 34 Trafalgar Rise, Clanfield, Waterloooville, PO8 0PN

Single storey rear extension.

Ward: Clanfield

This Application was duly noted.

59725 82 Bulls Copse Lane, Horndean, Waterloooville, PO8 9RA

Two storey side extension to include front and rear dormer extension & replacement front porch.

Ward: Kings & Blendworth

Cllr Rep: Cllr P Beck

This Application had been agreed by Delegated Powers and was duly noted.

59724 12 Elmeswelle Road, Horndean, Waterloooville, PO8 9RR

Single Storey Rear Flat Roof Extension

Single Storey Rear Pitched Roof Extension (description amended 11/05/2022)

Ward: Catherington

Cllr Rep: Cllr D Prosser

This Application had been agreed by Delegated Powers and was duly noted.

56927/001

James Copse, James Copse Road, Lovedean, Waterloooville

T1-Oak-Reduce crown height by 2.5m, leaving a crown height of 14.5m. Reduce crown width by 2.5m, leaving a crown width of 2.5m.

T2-Oak-Reduce crown height by 2.5m, leaving a crown height of 15.5m. Reduce crown width by 2.5m, leaving a crown width of 2.5m. Crown lift to 6m.

Ward: Catherington

Cllr Rep: Cllr D Prosser

Cllr D Prosser referred to his Report (please see attached Report Schedule), referring particularly to the safety issues regarding the tree in question.

RECOMMENDATION: NO OBJECTION

21937/022

Horndean Precinct, Portsmouth Road, Horndean, Waterloooville

Prior approval of a proposed : new dwelling houses on terrace buildings in commercial or mixed use

Ward: Kings & Blendworth

Cllr Mrs E Tickell referred to the Application advising it was a technical assessment therefore this was duly noted.

22563/004

287 London Road, Horndean, Waterloooville, PO8 0JE

Front porch, additional height to front roof dormer to allow for insulation, addition of heat pump, and new rear patio/ deck area more than 300mm above adjacent ground level.

Ward: Downs

Cllr Rep: Cllr Teresa Attlee

Cllr Teresa Attlee referred to her Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION, provided the Case Officer is happy with the provisions relating to heat pumps.

26597/010

Bird In Hand, 269 Lovedean Lane, Horndean, Waterlooville, PO8 9RX

Proposed pergola on top of existing decking (decking granted planning permission in Enforcement appeal decision (PINS Ref APP/M1710/C/19/3243847))

Ward: Catherington

Cllr Rep: Cllr Mrs E Tickell

Cllr Mrs E Tickell referred to her Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION

29320/003

41 Winkfield Row, Horndean, Waterlooville, PO8 9TL

Loft conversion with increased side dormers

Ward: Kings & Blendworth

Cllr Rep: Cllr D Prosser

Cllr D Prosser referred to his Report (please see attached Report Schedule). Attention was also drawn to the neighbour's property being overlooked and obscure glass not being used in relation to the proposed dormer windows.

RECOMMENDATION: OBJECTION for the following reasons; CP-27 Pollution overlooking No.39 due to positioning of windows. Query size and scale of dormers does not meet Residential Extension and Householder development SPD.

59540/002

7 Quail Way, Horndean, Waterlooville, PO8 9YN

Single storey side/rear extension along and loft conversion with rear dormer (amended description 16.05.22)

Ward: Murray

Cllr Rep: Cllr D Prosser

Cllr D Prosser referred to his Report (please see attached Report Schedule), referring to previous Applications.

RECOMMENDATION: OBJECTION for the following reason;

CP27- Pollution - Light pollution from skylight on the side extension which is very close to the neighbour. Rear dormer overlooking neighbours in Wagtail Road and Stonechat Road

CP-29 Design - Aluminium Windows and grey weatherboarding on the dormer not in-keeping with the rest of the house.

29843/032 **White Dirt Farm Mews, White Dirt Lane, Horndean, Waterloooville**

Change of Use from garage to residential

Ward: Catherington

Cllr Rep: Cllr Mrs E Tickell

Cllr Mrs E Tickell referred to her Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION.

38500/004 **84 Five Heads Road, Horndean, Waterloooville, PO8 9NZ**

Single storey rear and side extension and proposed external canopy over patio area

Ward: Murray

Cllr Rep: Cllr Teresa Attlee

Cllr Teresa Attlee referred to her Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION, provided the Case Officer is satisfied the side extension is not to close to the boundary.

59742 **1 Teal Close, Horndean, Waterloooville, PO8 9YF**

Single storey rear extension

Ward: Catherington

Cllr Rep: Cllr D Prosser

Cllr D Prosser referred to his Report (please see attached Report Schedule), highlighting the obscure glass to the window by 17 Avocet Way.

RECOMMENDATION: NO OBJECTION

34256/002 **9 Winkfield Row, Horndean, Waterloooville, PO8 9TL**

Single storey side extension, replacement conservatory and single storey front infill

extension.

Ward: Kings & Blendworth

Cllr Rep: Cllr D Prosser

Cllr D Prosser referred to his Report (please see attached Report Schedule). A short discussion took place particular reference was made to the proposed size and shape of the extension.

RECOMMENDATION: OBJECTION for the following reasons CP-29 Design. The street scene is impacted by the side extension, the roof is flat and the shape is irregular.

21222/019

4 London Road, Horndean, Waterlooville, PO8 0BZ

Utilising existing parapet wall, erection of a first floor side extension. Glass panel framed with single pitched roof. New internal food hoist and access via existing window opening.

Ward: Kings & Blendworth

Cllr Rep: Cllr Mrs I Weeks

Cllr Mrs I Weeks referred to her Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION

51673/006

4 The Mews, Wagtail Road, Horndean, Waterlooville, PO8 9WX

1xOak-Crown thin by 10% Reduce 4 lowest N branches by 2m, leaving a branch length of 7m. Reduce the lowest 2 E branches by 2m, leaving branch lengths of 7m.

Ward: Murray

Cllr Rep: Cllr Teresa Attlee

Cllr Teresa Attlee referred to her Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION, subject to the Tree Officer's agreement that the remaining reduced branches will be the correct length of 7m, that the work is necessary (stated to be to "let more light into properties") and that the works are carried out by properly qualified personnel at the correct time of year.

59587/001

30 Rosemary Way, Horndean, Waterlooville, PO8 9DQ

Replacement garage with pitched roof (as amended by plans received 24 May 2022).

Ward: Kings & Blendworth

Cllr Rep: Cllr P Little

Cllr Mrs E Tickell referred to Cllr P Little's Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION.

21165/057

Merchistoun Hall, 106 Portsmouth Road, Horndean, Waterlooville, PO8 9LJ

Listed building consent to establish an urgent programme of a phased transition from original cast iron guttering and drain work around the whole of the Main House.

Report: Murray

Cllr Rep: Cllr Teresa Attlee

Cllr Teresa Attlee referred to her Report (please see attached Report Schedule).

RECOMMENDATION: NO OBJECTION

The Decision List was duly noted.

P 026 22/23

**TO DISCUSS REPRESENTATION OF HORNDEAN PARISH COUNCIL AT
FORTHCOMING EHDC'S PLANNING COMMITTEE MEETING ON
15TH JUNE 2022**

It was agreed that a decision would be made nearer the time should there be any HPC Applications on the Agenda.

P 027 22/23

TO NOTE THE DATE OF THE NEXT MEETING AS MONDAY 27TH JUNE 2022.

The date was duly noted.

Meeting ended: 19.43

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Chairman

.....
Date

RE: SNN - Land to the rear of 125 - 167 Lovedean Lane, Horndean, Waterlooville, Hampshire. PO8 9RW

Email received from Steven Brackley at EHDC

Emailed received: 16th June 2022

The developer has suggested road names relating to tree species which they will be incorporated within the new landscaping scheme and are in keeping with the local environment.

Currently they have suggested: **Willow & Spruce.**

Royal Mail are fine with these road name suggestions.

I have asked the developer to come up with two more tree species names, that I will pass on to you asap.

Emailed received: 17.06.2022

The other road names suggested by the developer relating to trees^e at this site, have already been used in the Horndean / Clanfield area, so they could not be used again, as it could cause postal and delivery issues in the future.

EHDC have also been advised that they are happy to take recommendations from HPC for tree name suggestion, the ones refused are as follows:

- **Beech,**
- **Elm,**
- **Chestnut,**
- **Cedar.**
- **Hazel,**
- **Oak.**

There are roads with these name in the Horndean / Clanfield area (PO8 postcode area) already.



Location Plan



N Scale: 1:2500

Printed on: 2022-06-10 18:32:54

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East Hampshire
DISTRICT COUNCIL



Schedule of Accommodation Private

Type	Bedrooms	No.
A	4 Bed House	3
B	4 Bed House	3
C	3 Bed House	5
C1	3 Bed House	2
C2	3 Bed House	1
D	2 Bed House	5
E	3 Bed House	5
H	4 Bed House	2
		26

Affordable

Type	Bedrooms	No.
Block A	1 Bed Flat	4
F	2 Bed FOG	1
AD	2 Bed House	2
2	2 Bed House	7
3	3 Bed House	3
		17

TOTAL		43
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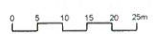
KEY

- SITE BOUNDARY
- FENCING REFER TO ENCLOSURES LAYOUT FOR DETAILS
- 1.8m BRICK SCREEN WALL
- TURF TO GARDENS
- BLOCK PAVED SURFACE
- EXISTING TREES TO BE RETAINED
- EXISTING TREES TO BE REMOVED
- EXISTING SHRUB PLANTING
- INDICATIVE SHRUB PLANTING
- GATE
- DOOR AND PATIO TO REAR ACCESS
- DOOR/LEVEL THRESHOLD AND PATH IN CONCRETE SLABS
- PERSONNEL DOOR TO GARAGE
- INTEGRAL GARAGE PARKING
- ACTIVE FRONTAGE / ADDITIONAL WINDOW
- PRIVATE UNITS
- AFFORDABLE UNITS
- BUILDING TO BE REMOVED
- SHED FOR CYCLE STORAGE

Road names

Street Sign

PLANNING LAYOUT 1:500



Client: **BARGATE**

Project: **Cottage Farm, Lovedean Lane, Waterlooville PO8 9RW**

Drawing Title: **Planning Layout**

Scale: **1:500 @ A1**

Date: **February 2021**

Dwg No: **P1638.01**

Drawn: **DGP**

File: **P1638 Layout**

Rev: **C**

Checked: **DGP**

Drawing Status: **PLANNING**

01-06-21 Plot 3 position amended to suit engineers layout. BAS
 27-05-21 Plot 10 & 31 amended, gardens to plot 1, 2, 3 & 11 amended. DGP
 25-05-21 Plot 10 & 31 amended and visibility splays added. DGP
 Rev. Date Description Drawn Checked

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PLANNING REPORT SCHEDULE FOR MEETING MONDAY 27th JUNE 2022

1.	29968/005	<p><u>39 New Road, Lovedean, Waterloo, PO8 9RU</u></p> <p>Removal of existing rear conservatory and replaced by 3.2m, single storey, flat roof extension with sky lantern. Adjacent rear roof altered to matching flat roof with sky lantern. Formation of new roof with 3 front facing dormers and 3 rear facing dormers for 2 additional bedrooms and family bathroom. 2 Rear dormers to have sunken balcony portion. New front infill to allow the formation of flat roof porch with sky lantern. New Bi-fold doors on rear and side elevations completing internal changes.</p> <p>Ward: Catherington</p> <p>Cllr Rep: Cllrs Mrs E Tickell & D Prosser</p> <p>Report:</p> <p>General Observations: The resultant development turns a 3 bedroom bungalow into a 5 bedroom bungalow. 18 months ago plans were submitted to turn this into a two storey house, there were rejected (29968/004). The principal reasoning being that the house is outside of the settlement boundary and thus CP19 development in the countryside applies. Housing policy H16 also applies considering the increase in floor space.</p> <p>Size Layout & density: The plans raise the roof to create two bedrooms and a bathroom on the first floor and an extension is created where there is currently a conservatory. There is also an in-fill extension at the front. It is difficult to tell but the house is increased from approx 180-190sqm to 270-280sqm (floor space).</p> <p>Street Scene: No.39 is set back from the road via a long drive and is not visible to the street scene.</p> <p>Local Planning Policies:</p> <p>CP19 - Development in the Countryside CP27 - Pollution CP29 - Design H16 - Where the original dwelling had a total floorspace between 67 sq m and 266 sq m inclusive, the resultant dwelling size does not exceed the original dwelling size by more than 50%. Subsequent extensions which would result in an increase in floorspace beyond this limit will not be permitted.</p> <p>Overall Highway safety: No Change - No.39 is accessed via a long drive and has plenty of land.</p> <p>Noise and Disturbance from completed development: No change.</p> <p>Parking: No issue.</p> <p>Overlooking and loss of privacy: No.39 is surrounded by fields on three sides and therefore the development will not overlook the neighbours, therefore CP27 is complied with.</p> <p>Traffic generation: No change</p> <p>Ground contamination: None stated.</p> <p>Conclusions: The plans and design pose no issues were it not for the fact that the house is in the countryside.</p>
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		<p>RECOMMENDATION: OBJECTION because of the following reasons:- The previous refusal states that the bungalow has been extended many times. The original dwelling being 74sqm. As H16 references the cumulative effect then this is an increase of 350-400% on the original dwelling and is therefore contrary to CP19/H16. The current work probably meets the 50% rule of H16 but taking into account previous extensions H16 is not complied with.</p> <p>Cllr D Prosser 17.06.2022</p>
2.	59726/001	<p><u>14 Woodland View, Horndean, Waterloo, PO8 9TR</u></p> <p>Front porch extension to enclose existing open porch area.</p> <p>Ward: Catherington</p> <p>Cllr Rep: Cllrs Mrs E Tickell & D Prosser</p> <p>Report:</p> <p>General Observations: There is an existing open porch running along the front of the house. The roof requires remedial works. It is an area of 8m2. The proposal is to enclose the porch leaving the existing door in place. Access to the porch will be via French doors opening outwards. The walls will be bricks and mortar to match the existing house. Windows will be in Chartwell Green. Ultimately, the windows in the whole house will be changed to the same colour.</p> <p>Size Layout & density: There is no increase in the existing footprint.</p> <p>Street Scene: The porch will be enclosed. The design seems to have been well thought through and is in keeping with the rest of the house. It looks to be an improvement to both the house and the street scene.</p> <p>Overall Highway safety: No change.</p> <p>Noise and Disturbance from completed development: The open porch will be enclosed so probably less noise.</p> <p>Parking: Not affected.</p> <p>Overlooking and loss of privacy: No change.</p> <p>Traffic generation: No change.</p> <p>Ground contamination: N/A</p> <p>RECOMMENDATION: NO OBJECTION</p> <p>Cllr Mrs E Tickell 22.06.2022</p>

3.	59761	<p><u>17 Well Copse Close, Horndean, Waterlooville, PO8 0HB</u></p> <p>Single Storey front extension and two storey rear extension to the property</p> <p>Single storey front and rear extensions (description corrected 14.06.22)</p> <p>Ward: Downs</p> <p>Cllr Rep: Cllr Teresa Attlee</p> <p>Reports:</p> <p>General Observations: When viewed from the front, this is the right-hand property of a semi-detached building that is west facing. The front gardens are modest in size with some small trees and shrubs. A pair of garages are situated to the right shared by number 17 and number 19 (the neighbouring property further to the right). The semi-detached properties are situated on a slope and the right hand one is slightly lower. When viewed from above at the rear, the garden at number 17 is bounded on the left by the garden at number 15 but by the gardens of both number 19 and 21 on the right due to the semi-circular position of the properties in this part of the Close.</p> <p>Size Layout & Density: An existing enclosed small porch projecting about 0.7m will be replaced by a single storey pitched roof extension across the entire front of the property, that will be 2.5m in height and project just under 3m beyond the front main wall of the property. This is contrary to CP 29-Design (d) which requires the development to be sympathetic to its setting in terms of its scale, height, massing and density and its relationship to adjoining buildings..."</p> <p>The proposed rear single storey flat-roofed extension is sympathetic in size, layout and density to the rest of the building. There may be light pollution from the new roof light in the rear extension contrary to CP 27-Pollution, particularly as the properties at the rear are all so close together.</p> <p>Design, Appearance and Materials. White uPVC windows will be replaced by anthracite uPVC to front and rear elevations. The uPVC front door will be replaced with a natural finish oak door. The external wall finishes on both front and rear elevations will match the existing walls. The roof finishes will match at the front. The new flat roof rear extension will use "green roof build-up with rubber roof finish".</p> <p>Street Scene: Although the layout of the Close means there is a staggered building line, the front extension to this property projecting almost 3m from the main wall, would be visually prominent when viewed from the street particularly as the other properties have front porches only on their design. As such it will have a detrimental impact on the street scene, contrary to CP29 (d) and(e)-Design and the Residential Extensions & Householder Developments, Supplementary Planning Document.</p> <p>Local Planning Policies: CP 29-Design (d) and (e)</p> <p>CP 27-Pollution</p>
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Residential Extensions & Householder Developments, Supplementary Planning Document

Overall Highway Safety: No change

Noise and Disturbance from Completed Development: No significant change.

Parking: No change.

Overlooking and Loss of Privacy: The front extension will have an unacceptable effect on the amenity of the neighbours at number 15 through excessive overshadowing (CP27-Pollution). If a straight line were to be drawn at an angle of 45 degrees from the nearest projecting corner of the proposed front extension to the centre of a habitable window on the ground floor of the adjoining property at number 15 it appears likely that the extension could have an unacceptable impact on the daylight received by this window. The orientation of the properties (with number 17 on the right of its neighbour at number 15) relative to the trajectory of the sun from the west could contribute to that unacceptable impact, although presence of existing shrubs (that will be removed) would need to be taken into account. (Residential Extensions & Householder Developments, Supplementary Planning Document paragraphs 2.22, which references back to paragraphs 2.13 and 2.14 for the 45 degree "rule of thumb").

Traffic Generation: No change.

Ground Contamination: No obvious source.

Conclusions: The size and scale of the front extension is visually prominent from the street and will affect the character of the dwelling and the surrounding street scene. It is also likely to have an unacceptable impact on the amenity of the neighbour's property through excessive overshadowing.

RECOMMENDATION: OBJECTION

The proposed front extension dominates the front of the building and will have a detrimental impact on the street scene contrary CP29(d) and (e)- Design and the Residential Extensions & Householder Developments, Supplementary Planning Document paragraphs 2.22 and 2.23.

It will have an unacceptable impact on the amenity of the neighbour's property at number 15 through excessive overshadowing contrary to CP27-Pollution and (Residential Extensions & Householder Developments, Supplementary Planning Document paragraphs 2.22

The rear extension is acceptable provided the case officer is satisfied that there is no light pollution contrary to CP 27-Pollution.

Cllr Teresa Attlee

20.06.2022

4.	59763	<p><u>116 Catherington Lane, Horndean, Waterlooville, PO8 9PB</u></p> <p>Single Storey rear extension</p> <p>Ward: Murray</p> <p>Cllr Rep: Cllr Teresa Attlee</p> <p>Report:</p> <p>This is a technical assessment based on the information and evidence supplied by the Applicant in support of the application. The decision is one to be made by the case officer.</p> <p>Cllr Teresa Attlee</p> <p>20.06.2022</p>
5.	50675/001	<p><u>52 Derwent Close, Horndean, Waterlooville, PO8 0DH</u></p> <p>Two Storey rear extension, following the demolition of the existing Conservatory (as amended by plans received 08/06/2022)</p> <p>Ward: Downs</p> <p>Cllr Rep: Cllr R Veitch</p> <p>Report:</p> <p>Size Layout & density: A significant addition to the building but not overwhelming.</p> <p>Design, appearance and materials: In keeping with the existing building.</p> <p>Street Scene: No change to the street scene.</p> <p>Overall Highway safety: No change.</p> <p>Noise and Disturbance from completed development: No significant change.</p> <p>Parking: No change to parking availability.</p> <p>Overlooking and loss of privacy: No problems identified.</p> <p>Traffic generation: No change.</p> <p>Ground contamination: No source identified.</p> <p>RECOMMENDATION: NO OBJECTION</p> <p>Cllr R Veitch</p> <p>23.06.2022</p>

6.	21861/046	<p><u>Red Lion, 2 Havant Road, Horndean, Waterlooville, PO8 0DT</u></p> <p>Listed Building Application - External works required to a listed structure requiring remedial works to roof structure and covering due to structural failure of roof elements including replacing Lead work, Rehanging slate, Replacing Fascia, guttering and flat roofs, Ties to chimney to prevent further movement and replacing window to residential flat. Internal repairs where necessary including removing plaster and re-plastering</p> <p>Ward: Kings & Blendworth</p> <p>Cllr Rep: Cllr D Prosser</p> <p>Report:</p> <p>General Observations: The property is a Grade II Listed Building. The Design Statement gives the detail of the internal and external works required to the building and the supporting photographs evidence the existing poor state of repair. Listed Building consent is required to ensure that all works carried out will stop the degradation of the building, will ensure its continued use and that the building remains as original as possible. The information supplied with the application appears to indicate that the proposed works are required secure the future use of the building and its continued use. The building is an important part of the history of Horndean.</p> <p>Size Layout & density: No change- the works are works of repair.</p> <p>Street Scene: The appearance of the building should be an improvement. The Conservation Officer will look at the detail of the proposed works. They would appear to be appropriate in terms of design, scale, materials and colour so that there would not be an adverse effect on the historic or architectural interest of the building and the features for which it is listed.</p> <p>Local Planning Policies: CP29- Design.</p> <p>CP30- Historic Environment.</p> <p>HE10- Extension or Alteration of a Listed Building. (East Hampshire District Council Local Plan Second Review 2006).</p> <p>Overall Highway safety: No change.</p> <p>Noise and Disturbance from completed development: Unaffected as these are works of repair.</p> <p>Parking: N/A</p> <p>Overlooking and loss of privacy: N/A</p> <p>Traffic generation: N/A</p> <p>Ground contamination: No known.</p>
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		<p>RECOMMENDATION: NO OBJECTION</p> <p>Cllr Mrs E Tickell</p> <p>22.06.2022</p>
7.	29919/003	<p><u>Horndean Health Centre, Blendworth Lane, Horndean, Waterlooville, PO8 0AA</u></p> <p>Variation of condition number 12 of application 29919/002. For the amendment and relocation of bin store.</p> <p>Ward: Kings & Blendworth</p> <p>Cllr Rep: Cllr D Prosser</p> <p>Report:</p> <p>General Observations: The bin store permitted under the earlier position is fairly small and would not be an attractive part of the street scene where it would be located at the front of the new building alongside Blendworth Lane. The proposal is to move the bin store to the right hand side of the development when facing the property from the road. Each flat would get a refuse and a recycling bin.</p> <p>Size Layout & density: The bin store for which planning permission was obtained would be communal and is small for the number of flats. There will be an increase in size of the bin area but it would look better in the proposed location.</p> <p>Street Scene: The street scene would be vastly improved by moving it away from the front of the property. It would create a frontage to Blendworth Lane that is in keeping with the fact that the site is in the Horndean Conservation Area. It would contribute in a positive way to its setting.</p> <p>Local Planning Policies: CP29- Design.</p> <p>Overall Highway safety: Not affected.</p> <p>Noise and Disturbance from completed development: There could be a marginal increase in noise for the neighbouring property.</p> <p>Parking: Not affected.</p> <p>Overlooking and loss of privacy: N/A</p> <p>Traffic generation: N/A</p> <p>Ground contamination: Unlikely but would depend on misuse of bin store.</p> <p>RECOMMENDATION: NO OBJECTION.</p> <p>Cllr Mrs E Tickell</p> <p>22.06.2022</p>

8.	50810/003	<p><u>52 Viking Way, Horndean, Waterlooville, PO8 0HR</u></p> <p>Prior approval for the enlargement of a dwellinghouse consisting of the construction of one additional storey [where the existing dwellinghouse consists of two storeys]; immediately above the topmost storey of the dwellinghouse, with a maximum height of 7 metres, together with any engineering operations reasonably necessary for the purpose of that construction.</p> <p>Ward: Downs</p> <p>Cllr Rep: Cllr Teresa Attlee</p> <p>Report:</p> <p>This is a technical assessment based on the information and evidence supplied by the Applicant in support of the application. The decision is one to be made by the case officer. However, could the scale measurements please be checked as they would appear to be lower than the measurements stated in the application?</p> <p>Cllr Teresa Attlee 23.06.2022</p>
9.	33572	<p><u>32 Highcroft Lane, Horndean, Waterlooville, PO8 9NX</u></p> <p>Single storey side and rear extensions (as amended by plans rec. 13.06.22)</p> <p>Ward: Murray</p> <p>Cllr Rep: Cllr Teresa Attlee</p> <p>Report:</p> <p>Size Layout & density: A significant increase to the footprint of the building. The proposal would represent a significant over-development of the existing dwelling contrary to Policy CP29.</p> <p>Design, appearance and materials: The proposed development is not subservient to the existing dwelling. This design is contrary to Policy CP29 and the 'Residential Extensions & Householder Development' Supplementary Planning Document.</p> <p>Street Scene: A significant change to the street scene, but not overly intrusive.</p> <p>Overall Highway safety: No significant change.</p> <p>Noise and Disturbance from completed development: No significant change.</p> <p>Parking: No change to parking availability.</p> <p>Overlooking and loss of privacy: No problems identified.</p> <p>Traffic generation: No significant change.</p>

		<p>Ground contamination: No source identified.</p> <p>RECOMMENDATION: OBJECTION be raised regarding this application due to the plans non-compliance with Planning Policy CP29 and the 'Residential Extensions & Householder Development' Supplementary Planning Document.</p> <p>Cllr R Veitch</p> <p>22.06.2022</p>
10.	57943/001	<p><u>102 Loxwood Road, Horndean, Waterlooville, PO8 9TY</u></p> <p>T1-Ash-Remove 2 dead branches. Reduce branches back to the fenceline.T2-Oak-Branches up to 5m (Approx 20) reduce backto boundary line. Branches from 5m to the top of the tree (Approx 10) reduce back to 1.5m from the fence, leaving finished lengths of approx /m.</p> <p>Ward: Catherington</p> <p>Cllr Rep; Cllr D Prosser</p> <p>Report:</p> <p>Tree Condition: These trees are in Yoells Copse behind No. 102 Loxwood Road. It is worth pointing out that the trees behind No.104 were trimmed (with permission) some weeks ago. The Oak tree is very large and healthy. The plan is to take the branches back to the fence line up to 5m and 1.5m inside the fence line above that. This seems like good tree maintenance. It is worth pointing out that the application form does not quite say what the Proposal says and is a bit ambiguous. So this report is based on the proposal wording.</p> <p>RECOMMENDATION: NO OBJECTION (to the wording of the proposal not the application form) subject only to the Tree Office's agreement that the work is necessary, comprises routine tree management, will be for the long term benefit of the trees and the work is carried out by properly qualified personnel at the correct time of the year.</p> <p>Cllr D Prosser</p> <p>22.06.2022</p>
11.	57943/001	<p><u>1 Teal Close, Horndean, Waterlooville, PO8 9YF</u></p> <p>Single storey rear extension</p> <p>Ward: Catherington</p> <p>Cllr Rep: Cllr D Prosser</p> <p>Report:</p> <p>Residential Ext and Householder Dev SPD: Extension follows the guidelines provided.</p> <p>CP29 Design: Materials used match the existing house</p>

		<p>CP27 Pollution: There is a small narrow window which could potentially look into the rear garden of 17 Avocet. This should be obscured glass.</p> <p>Size Layout & density: 1 Teal Close is a link detached dwelling that is at right angles to the rear gardens of 15/17 Avocet Way. The rear extension planned is adjacent to the rear of no.17 Avocet Way. At 3.3m by 3.5m the extension is not excessive in size .It has 3 skylights in the sloping part of the roof and a small high window facing the rear of no.17. The garden will be accessed by means of bi-fold doors.</p> <p>Design, appearance and materials: The materials appear to complement the existing house.</p> <p>Street Scene: No change</p> <p>Overall Highway safety: No change</p> <p>Noise and Disturbance from completed development: No Change</p> <p>Parking: No change</p> <p>Overlooking and loss of privacy: To avoid potential overlooking of no.17 Avocet suggest obscured glass in the high window to the side.</p> <p>Traffic generation: No change</p> <p>Ground contamination: None stated. It appears that drainage work might is necessary to facilitate run off from the guttering.</p> <p>RECOMMENDATION: NO OBJECTION. However we suggest that the small window facing 17 Avocet Way be obscured glass to maintain privacy.</p> <p>Cllr D Prosser</p> <p>20.06.2022</p>
13.	54767/006	<p><u>301 Catherington Lane, Horndean, Waterlooville, PO8 0TE</u></p> <p>The extension of existing garage to form a larger annex, along with erection of proposed store.</p> <p>Ward: Catherington</p> <p>Cllr Rep: Cllrs Mrs E Tickell & D Prosser</p> <p>Report:</p> <p>General Observations: This is a very short description for what is essentially the creation of a self-contained 3 bedroom dwelling in the existing annex space. The Annex was created from outbuildings in 2013 and has a lounge, a bedroom and a large garage space. These proposals create two more bedrooms upstairs, a kitchen, office space and a bathroom, along with the addition of a store. In 20113 HPC asked that the property should remain as one dwelling (and not sold off separately in the future). The property is in the Catherington conservation area.</p>

Size Layout & density: All of the development happens at the back of the property away from Catherington Lane. It seems to be the intent that the materials and style will match the existing property. There is plenty of space at the rear of the property for the development. Parking is to the rear of the property and is accessed to the side via an accessway shared with a public footpath on to Catherington Down. The development does not seem to contravene conservation area guidelines.

Street Scene: No change.

Local Planning Policies: CP27 - Pollution - There are no windows to the neighbours side

CP29 - Design - Design & Materials are in keeping with the existing annex

Overall Highway safety: No change.

Noise and Disturbance from completed development: No change.

Parking: No issue - there is plenty of space for parking

Overlooking and loss of privacy: None

Traffic generation: No change

Ground contamination: None stated.

Conclusions: Being wholly contained with the garden/rear parking area of the existing property with a shared accessway, this self-contained annex should still be considered as ancillary to the main house and not be sold later as a separate dwelling.

Cllr D Prosser
22.06.2022

DECISION LIST
01.06.2022- 20.06.2022

<p>Reference No: 59682/001 PARISH: Horndean Location: Horndean Library, 12 Five Heads Road, Horndean, Waterlooville, PO8 9NW Proposal: Change of use from Class F1 to class E Sui Generis to allow the use of the building as a Day centre Decision: WITHDRAWN Decision Date: 31 May, 2022</p>
<p>Reference No: 59724 PARISH: Horndean Location: 12 Elmeswelle Road, Horndean, Waterlooville, PO8 9RR Proposal: Single Storey Rear Pitched Roof Extension (description amended 11/05/2022) Decision: PERMISSION Decision Date: 8 June, 2022</p>
<p>Reference No: 59204/002 PARISH: Horndean Location: 65 Highcroft Lane, Horndean, Waterlooville, PO8 9PU Proposal: Retrospective conversion of double garage to incidental hobby room. Decision: PERMISSION Decision Date: 9 June, 2022</p>
<p>Reference No: 21937/022 PARISH: Horndean Location: Horndean Precinct, Portsmouth Road, Horndean, Waterlooville Proposal: Prior approval of proposed : new dwellinghouses on terrace buildings in commercial or mixed use Decision: WITHDRAWN Decision Date: 9 June, 2022</p>
<p>Reference No: 59699 PARISH: Horndean Location: 53 North Road, Horndean, Waterlooville, PO8 0ED Proposal: Single storey flat roof extension following removal of conservatory (as amended by plan received 19 May 2022) Decision: PERMISSION Decision Date: 8 June, 2022</p>
<p>Reference No: 58047/001 PARISH: Horndean Location: 14 Merchistoun Road, Horndean, Waterlooville, PO8 9LS Proposal: Single storey front extension Decision: REFUSAL Decision Date: 8 June, 2022</p>
<p>Reference No: 59540/002 PARISH: Horndean Location: 7 Quail Way, Horndean, Waterlooville, PO8 9YN Proposal: Single storey side/rear extension along and loft conversion with rear dormer (amended description 16.05.22) Decision: PERMISSION Decision Date: 7 June, 2022</p>
<p>Reference No: 59587/001 PARISH: Horndean Location: 30 Rosemary Way, Horndean, Waterlooville, PO8 9DQ Proposal: Replacement garage with pitched roof (as amended by plans received 24 May 2022). Decision: PERMISSION Decision Date: 14 June, 2022</p>