

Twyford Parish Council Meeting Minutes
 Planning Committee
 Minutes of the meeting
 Thursday 4th June 2015

Present	In Attendance	Apologies
Cllr Cornwall	Elizabeth Billingham – Clerk	Cllr Mitchell
Cllr Corcoran		Cllr Watson
Cllr Lawton		
Cllr Wheeler		

P19/15	Apologies for absence Cllr Mitchell
P20/15	Declaration of interests Cllr Corcoran – relating to Elms House
P21/15	To receive the minutes from the last meeting on 7th May 2015 RESOLVED to agree
P22/15	Public Participation None
P23/15	Update on the minutes of the last meeting, correspondence and other relevant matters. N/A
P24/15	To receive planning decisions On planning record.
P25/15	To agree comments on planning applications SDNP/15/02245/FUL Elms House Finches Lane Twyford Hampshire SO21 1QF Change of use to residential (ancillary to main house, to accommodate staff) from B1 Offices (RESUBMISSION) Object to access as shown: the previous requirement to use the access via the main entrance should be maintained for the same reasons. No: SDNP/15/01902/FUL and SDNP/15/01903/LIS Hazeley Farm Hazeley Road Twyford Hampshire Conversion of existing barns to residential use with associated curtilage comprising of 1 no. one bedroom, 5 no. two bedroom, 2 no. three bedroom and 3 no. four bedroom dwellings (AFFECTS THE SETTING OF A LISTED BUILDING) Changes to existing Planning Permission and addition of three new homes. General comments 1. Vital bits of the application are missing – Article by Gavin Bowie in the newsletter for the Hampshire Field Club April 2015 is referred to and relied on but is not supplied. The council would like a copy. It seems unlikely that Gavin Bowie's notes for the Hampshire Field Club newsletter were written to support a planning application of this sort. He should be asked if there is any doubt. 2. Tithe map in our experience is not to be relied on in respect of buildings and therefore the absence of buildings on the map is not conclusive. TPC restate their view that this is a most important group of farm building with an exceptional history and is possibly a unique survival in the Hampshire downland within SDNP. We note the continued relevance of the SDNPs conservation officer's comments on the first application. House 1A 1. Residential building is too close to the boundary and will impede on Hazeley Farm house. 2. The building is suspended on the saddle stones. How are the building regulations justified? Feel building would be at risk. OBJECT House 3A NO OBJECTION to use of building as residential but TPC note that in the original application the house had this as an ancillary building and so will now lose this element. In the separation of 3A from H3, H3 loses all its private garden space. If the space in front is turned into private garden then this affects the impact of the perception of the group. House 3 NO OBJECTION – see House 3A House 4 NO COMMENT House 4A Plans not seen. Please send the plans as soon as possible.

	<p>Further comments:</p> <p>House 5A and 5B, 6, 7, 8 NO OBJECTION</p> <p>As far as 5 A and 5B from point of view of barn no objection</p> <p>Have not seen a systematic historical analysis on either buildings or on the site. Current appreciation is hampered by the lack of that information.</p> <p>Also note the site boundaries are extremely tight to the buildings and limit the amount of private space to the dwellings which should be outside the perimeter. This places greater stress on the internal, increasing the conflict between the overall appreciation of the group and maintenance of overall privacy.</p> <p>An archaeological condition should be attached and the council are not clear if this was part of the original consent.</p> <p>If planning permission was granted then the PC would expect normal contributions to open space and appropriate affordable contribution in lieu of provision. We understand that since the WCC council waived the affordable housing contribution the site has been sold for a very substantial sum in the region of £2million and therefore we consider the affordable housing condition should be levied.</p> <p>SDNP 15/02658/HOUSE BOURNE BANK BOURNE LANE No objection</p> <p>To note: SDNP/15/02273/TCA Church Farm House Church Lane Twyford Winchester Hampshire SO21 1NT 2 no. Ash to fell (T1 and T2), 1 no. Horse Chestnut to fell (T3), 1 no. Judas to cut back by 3m (T4), 1 no. Beech to remove 10% of crown (T5), 1 no. Walnut to crown lift to 3m (T6), 30 no. Conifer to fell (7 and 8)</p> <p>SDNP/15/02039/TPO 14 Hewlett Close Twyford Winchester Hampshire SO21 1PR 1 no. Maple to crown lift to 3.1m, 1 no. Mapletto crown lift to 2.4m, 1 no. Beech to crown lift to 3m No objection</p> <p>SDNP/15/02082/TCA Hockley House Church Lane Twyford Hampshire SO21 1NT 1 no. Holm Oak to fell (T1), 1no. Yew to reduce to 2m (T2), 1 no. Holly to fell (T3)</p>
P26/15	<p>To agree any comments on Appeals</p> <p>N/A</p>
P27/15	<p>Date of the next meeting – TBA</p> <p>TBA</p>