

PLANNING

TWYFORD PARISH COUNCIL MINUTES OF A MEETING OF THE PLANNING COMMITTEE

Held on Thursday 3rd December 2020 at 7.30pm

Held remotely using MS Teams

Councillors present	Councillors absent/apologies	In attendance
Cllr. Mitchell (in the Chair)		J.P. Matthews – Clerk
Cllr. Corcoran		Cllr. Bronk
Cllr. Lawton		3 members of the public
Cllr. Cook		
Cllr. Sellars		
Cllr. Pullen		
Cllr. Wheeler		

Item	Business Transacted
P65/20	Apologies for Absence None received.
P66/20	Declarations of Interest The registered interests were applied, and no additional declarations were made.
P67/20	Public Representation Three members of the public were present and the Chairman invited them to address the committee at the relevant agenda item.
P68/20	Approval of Minutes It was Resolved that minutes of the meeting of the Planning Committee held on the 8 th October 2020 be approved and signed.
P69/20	Update on the minutes of the last meeting, correspondence, and other relevant matters <ul style="list-style-type: none"> - Cllr. Cook provided an update on Longdown House - SDNP/20/00596/OPDEV and the Alleged Breach. WCC Planning Enforcement have visited the site twice and taken photographs. A retrospective planning application must be submitted by the 15th January 2021. - Cllr. Bronk advised on communication received regarding an application in Colden Common, 20/02269/FUL (WCC), and the potential impact on medical facilities in Twyford. In order for the Council to consider a response, this matter would be added to the next Full Council agenda.
P70/20	Planning Applications Received
P70.1/20	SDNP/20/01416/FUL 28 Churchfields Twyford SO21 1NN Proposed detached replacement dwelling (Amended plans received 9/11/20) It was resolved to suspend Standing Orders to allow a member of the public to address the committee.

<p>P70.2/20</p>	<p>The member of public is a neighbour to the application site and raised various concerns regarding the timing of the application changes, the dominating bulk of the proposals and potential to block light from their property. They were relieved the modified plans were for smaller proposal but still concerned that future increases could occur.</p> <p>The amended plans were considered by the committee. There was a broad agreement that the revised plans were a step in the right direction. However members were still concerned that the overall increase in the size of the dwelling and its outbuildings were inappropriate to the size of the plot and contrary to local planning policy.</p> <p>It was resolved to Object to the amended plans; “The Parish Council places great importance on maintaining the supply of small and medium sized houses in the village. They support policy SD 31 but are not wholly confident about applying the detailed rules set out in SD 31 and the SDNPA Technical Advice Note of July 2020. The Parish Council’s objection is based on the view that the increase in size is in excess of 40%”</p> <p>SDNP/20/04828/HOUS Highcroft Love Lane Twyford Winchester Hampshire SO21 1FB Extensions and alterations to existing dwelling</p>
<p>P70.3/20</p>	<p>It was resolved to Object to the application due to the lack of a landscape plan. The Council regards the structure of the landscape; skyline and foreground elements of trees as material considerations and that a landscape plan is fundamental to the application. Members also noted the lack of information as to the proposed extensions and existing arrangements and therefore unable to consider them.</p> <p>SDNP/20/04829/HOUS Highcroft Love Lane Twyford Winchester Hampshire SO21 1FB Garden Shed</p>
<p>P70.4/20</p>	<p>It was resolved to Object to the application and members supported the comments of the WCC Landscape Officer of the importance of protecting the RPZ of the trees.</p> <p>Members noted that site the shed was close to, or potentially on top of a badger sett and this does not appear to have been considered in the application documents. The treeline in this location is a prominent feature of the landscape and it’s potential erosion is of concern to the Council.</p>
<p>P70.5/20</p>	<p>SDNP/20/04904/HOUS Site: Bridge House Finches Lane Twyford SO21 1QF Proposals: Demolition of existing single detached garage and replacement of timber framed double carport/garage</p> <p>This application was noted.</p>
<p>P70.6/20</p>	<p>SDNP/20/05210/HOUS Site: Appletree House, The Stables, Shawford Road, Shawford, SO21 2BP Proposals: Construction of new tennis court and surrounding 3m high link fence</p> <p>This application was noted</p>

<p>P70.7/20</p>	<p>SDNP/20/05021/PRE Site: Land adjacent to Village Hall Hazeley Road Twyford SO21 1QY Proposals: Erection of 20 dwellings with extension to car park, public open space and access.</p> <p>It was resolved to suspend Standing Orders to allow a member of the public to address the committee. The member of public was concerned about the flooding impact of this proposed development could have bearing in the mind the previous issues of flooding in the locality. Cllr. Corcoran provided an update the Parish Council's plan for the Flood Mitigation Scheme.</p> <p>Members were surprised to see that a pre Application had been submitted for this site, an allocation in the emerging Twyford Neighbourhood Plan which hasn't yet reached the examination stage. There was a discussion regarding the different elements of the proposal, including open space and additional village hall/surgery car parking. The proposal were considered to be broadly in accordance with the draft Twyford Neighbourhood Plan.</p>
<p>P70.8/20</p>	<p>It was resolved to support the pre application; Cllr Corcoran will provide the relevant text to Full Council on 10th December 2020.</p>
<p>P70.9/20</p>	<p>SDNP/20/04893/TPO Site: Twyford Moors House Highbridge Road Twyford Moors SO21 1RL Proposals: T1- Oak: Heavily reduce/ Pollard. Reduce in height to the second major set of unions starting from the ground and working upward so as to remove a large amount of weight. Large Ganoderma brackets present at base of tree and approximately 1-2ft up stem. T2- Standing dead Pine: Permission to fell to standing Monolith to retain structure. (see original application)</p> <p>This application was noted.</p>
<p>P71/20</p>	<p>Update on planning decisions made between 5th November 2020 and 2nd December 2020 Cllr. Cook updated members that SDNP/20/03321/HOUS, Sarsen Stone had been approved by the WCC Planning Committee on the 2nd December 2020. There were no other updates.</p>
<p>P72/20</p>	<p>Items for inclusion on the agenda of future meetings of the committee.</p> <ul style="list-style-type: none"> - A land allocation proposal for a development of up to 5,000 dwelling near to Oliver's Battery. - The future of Twyford Social Club was raised. A member of the public made a comments expressing concern and disappointment at the current situation. The item would be added to the next Full Council agenda.
<p>P73/20</p>	<p>Next meeting Thursday 7th January 2021 at 7.30pm.</p> <p>Noted.</p>

