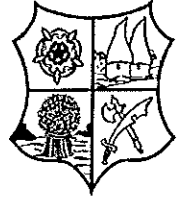


ALTON Town Council



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Town Hall
Market Square
Alton
Hampshire
GU34 1HD

Town Clerk: Mrs Leah Coney

23rd February 2022

Dear Councillor,

YOU ARE HEREBY SUMMONED to a meeting of the **PLANNING AND TRANSPORT COMMITTEE** which will be held on **Wednesday, 23rd February 2022 at 7.00pm** when the under mentioned business will be transacted.

There is an "open" pre-meeting briefing at 6.30 p.m. with regard to Planning Application: 21560/024 - Alton School. The Chair of Governors (Clive Hexton) and the Headmaster (Karl Guest) will be attending.

Yours faithfully

LConey

Mrs Leah Coney
Town Clerk

To: Councillor **Graham Titterington** - **Chairman**
 Paul Crossley
 Matthew Bayliss
 Sharon Cullen
 Amanda Durley
 Christopher Lawrence
 Richard Platt
 1 vacancy

Copied to all other Councillors for information

PLANNING & TRANSPORT COMMITTEE
WEDNESDAY 23rd FEBRUARY 2022
TOWN HALL, MARKET SQUARE, ALTON AT 7:00PM

AGENDA

1. Chairman's Announcements.
2. Apologies for absence
3. Minutes - to approve the minutes of the meeting held on Wednesday, 26th January 2022
4. Declarations of Interests & Requests for Dispensations - Councillors 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 any matter in which you have a pecuniary interest. You must withdraw from the room when the meeting discusses and votes on the matter.
5. Questions to the Committee including those received in writing (Public Speaking)
6. Applications:
 - (1) To consider applications for planning permission submitted to East Hampshire District Council - to be emailed/distributed prior to the meeting.
 - (2) To approve recommendations from Tree Warden on applications for works to trees either in a Conservation Area or subject to a Tree Preservation Order - summary to be presented at the meeting.
 - (3) To consider applications for licenses submitted to EHDC
 - (4) To consider any other correspondence/reports/information.
7. Emerging Local Plan
 - (i) Correspondence received on proposals to register Chawton Park Farm as Historic Parkland – **to be circulated to all councillors**
 - (ii) Copy correspondence from Dr. June Chatfield – response to EHDC on sustainable development – **attached**
 - (iii) Presentation from EHDC's design policy update (9/2/22) – **previously circulated to all Councillors**
 - (iv) Chawton Park Farm Pale Park – **a verbal update will be given by the Clerk** following her email to Councillors of 1st February 2022
8. To consider any matters or reports pertaining to Highways, Parking, Public Transport, Housing, Street Naming and any Current Public Exhibition/Consultations
 - (i) Notification of temporary road closure at Upper Anstey Lane with Gilbert White Way – **previously circulated to all councillors**

Date of Next Meeting Wednesday 23rd March 2022

**PLANNING APPLICATIONS TO BE CONSIDERED BY THE
PLANNING & TRANSPORT COMMITTEE
WEDNESDAY 23rd FEBRUARY 2022**

PLANNING APPLICATIONS

Notification of Outline Planning Permission application

1. 21560/024 Site Address: Alton Convent School, Anstey Lane, Alton, GU34 2NG
Proposal: Outline application for Outdoor sport facilities at Alton School, new convent accommodation for the Sisters (C2) with part change of use of the Manor House to F1 (previously D1), and the erection of 18 dwellings. Associated external works including access, parking, hard and soft landscaping.

Notification of Full Planning Application:

1. 59613 Site Address: Clifton Veterinary Surgery, Anstey Lane, Alton, GU34 2RH
Proposal: Demolition of Existing building and construction of 4 no. 3 Bed Dwellings

Notification of Listed Building Consent application

1. 23065/021 Site Address: The Barn, 23B High Street, Alton, GU34 1AW
Proposal: Listed building consent - Internal alterations including; new toilet cubicle and partition on the ground floor and a small kitchen area on the first floor, along with two new simple non-illuminated oak painted signs situated on the front elevation with a projecting sign to the side.

Notification of Section 106 Agreement application

1. 25050/064 Site Address: Former site of Molson Coors Brewing Co, Manor Park, Lower Turk Street, Alton
Proposal: Request for a Deed of Variation to the S106 Agreement in relation to permission 25050/059 to amend the triggers for occupation of the approved development in relation to the timing of the highway works and affordable housing provision clauses.

Notification of Householder application

1. 53300/001 Site Address: 25A Anstey Lane, Alton, GU34 2NF
Proposal: New Garage
2. 59615 Site Address: 27 Complins, Holybourne, Alton, GU34 4EJ
Proposal: Two single storey front extension, the conversion of garage into habitable space along with the removal of chimney

TREE APPLICATIONS

1. 21765/016 Site Address: 47 Church Lane, Holybourne, Alton, GU34 4HD
Re: Notification of intention to carry out Works to trees within a Conservation Area
Proposal: T1-Horse Chestnut-Reduce crown height by 3m, leaving a crown height of 18m. Reduce crown width by 3m, leaving a crown width of 12m. Crown lift to 7m. Crown thin by 20%.
2. 33273/005 Site Address: 9 Dukes Close, Alton, GU34 1PH
Re: Application for consent for Works to trees subject to a Tree Preservation Order
Proposal: T1&T2-Sycamores-reduce crown height by 1.5/2m, leaving a crown height of 14m. Reduce crown spread by 1.5m, leaving a crown spread of 12m.
Awaiting the comments of the Tree Warden
3. 33700/007 Site Address: The Bourne, 22 Church Lane, Holybourne, Alton, GU34 4HD
Re: Notification of intention to carry out Works to trees within a Conservation Area
Proposal: Willow tree - Crown lift by 3 metres, crown thin by 20%. Crown reduction – reduce crown height by 3 metres leaving a crown height of over 12 metres. Reduce crown spread by 5 metres (2.5 metres a side). Leaving crown spread of over 10 metres. Ash - Fell.
Awaiting the comments of the Tree Warden
4. 53140/009 Site Address: 18A Will Hall Close, Alton, GU34 1QP
Re: Application for consent for Works to trees subject to a Tree Preservation Order
Proposal: Copper Beech (T1) - Crown Reduction - Existing Height 14 metres and Spread 11 metres reduce to Height 12 metres and Spread 8 metres.
Awaiting the comments of the Tree Warden
5. 57186/003 Site Address: 46 Whitedown Lane, Alton, GU34 1PS
Re: Application for consent for Works to trees subject to a Tree Preservation Order
Proposal: T1-Yew-Crown lift to 3m. T2-Thuja-fit cobra brace at suitable height. T3-Purple Beech-Crown lift to 5m, Crown thin by 20%, Reduce crown giving 2m clearance to building.
Awaiting the comments of the Tree Warden

PLANNING & TRANSPORT COMMITTEE
WEDNESDAY, 23rd FEBRUARY 2022

AGENDA ITEM 5

FOR INFORMATION

E-mail correspondence received:

1. Extract from correspondence between Hampshire Highways and ACAN (forwarded to Alton Town Council)

I write in response to your further email of 6 January 2022.

*We have consulted our colleagues from the Hampshire Biodiversity Information Centre (internally within Hampshire County Council) on your appeal on A339 Pertuis Avenue and they have now designated the north verge between the junctions with Basingstoke Road and Whitedown Lane a 'Road Verge of Ecological Importance,' to coincide with the existing Site of Importance for Nature Conservation (SINC) for the *Cephalanthera* orchid. Accordingly, the north verge of Pertuis Avenue, between the junctions with Basingstoke Road and the side-road Whitedown Lane, will now receive the following grass cutting regime in order to favour the orchids, with effect from April 2022:*

- Full width verge cutting twice per year: once in April and once in September*
- In addition, we may cut visibility envelopes – typically at junctions and the insides of bends – at any time and as often as may be desired for road safety.*

The south verge will continue to receive the following grass cutting regime:

- Full-width verge cutting, once every two years or once every year, in autumn, starting in September.*
- Swathe cutting – generally the first one metre adjacent to the carriageway edge – once per year, for completion by mid-summer over.../*
- In addition, we may cut visibility envelopes – typically at junctions and the insides of bends – at any time and as often as may be desired for road safety*

2. Correspondence in respect of Planning Application 59613 - forwarded to all councillors prior to the meeting:

(i) Mr & Mrs Bartlett

Councillor Graham Hill has kindly given us your name as the person to contact concerning a planning application (Cedar Vets, n° 59613) which would severely impact our house at Shipley Close.

Would you please read out the attached letter (also pasted in full below, if that is easier for you to access) at the Alton Town Council meeting scheduled for the 23rd of February? We regret that we will not be able to attend this meeting in person but believe some of our neighbours will so do.

(ii) Mr Roger Smith

PLANNING & TRANSPORT COMMITTEE
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We are in receipt of a planning application 59613 which involves the demolition of Cedar Vets on Anstey Lane and the building of 4 houses squeezed into the plot. As you would imagine all the houses bordering this development, we are no [redacted] and closest, are vehemently opposed to this.

We have heard from Graham Hill that there is a meeting on 23rd February to which we are entitled to attend. Are you able to let me have timing and location details? Are you able to offer any other advice on our objection process?

Response provided:

Thank you for your email. Yes, there is a meeting on the 23rd February and this will be on the agenda for consideration. It is a 7pm start at the Town Hall. You may speak on the application if you wish. The Town Council has the right to comment/ object/ support every application but it is not the determining body which is the local planning authority, in this case EHDC. In brief, if you wish to object to an application you will need to consider valid legal reasons, such as:

- planning policies (adopted and emerging)*
- overshadowing/loss of outlook / privacy on neighbours noise/ disturbance resulting;*
- layout and density of building design impact on ecology / climate impact*
- the impact on traffic, road access, parking and servicing*
- the appearance, bulk or height of the proposed development*

As the land is already in use and is therefore classed as brownfield development, you will need to look at the existing use of the land - i.e how is the new use different to the current use and how that would impact you as a neighbour.

(iii) Proposed Solar Farm: Copse Close Solar Farm, Nr. Alton – correspondence from the Director, Anna Brock

Dear Sir/Madam

*Proposal for Copse Close Solar Farm, Nr Alton.
Application for Planning Permission – No: PP-10555434v1*

I refer to our previous communications in Autumn 2021 regarding our proposed solar farm, just off the Selborne Road near Alton.

Our application for planning permission was submitted on Monday 31st January and the application number is noted above. We believe that if developed carefully and sympathetically, solar farms can help to address two of the most important challenges of our time, namely the climate emergency and biodiversity loss. In addition, it is part of the solution to the energy crisis in that it is one of the cheapest forms of energy available worldwide.

PLANNING & TRANSPORT COMMITTEE
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You may also remember the project is being developed by the Brock family and we have been farming at Worldham for over 100 years. We have a well-established program of environmental stewardship for the area and if permission is granted, the solar farm would provide enough clean and inexpensive energy for the equivalent of over 14,300 homes (for context Alton has approximately 7,500). The site has been carefully chosen for its suitability and is co-located with the existing 132kV steel pylons and is close to the A31. It is proposed to include an energy storage system so the energy can be released on to the grid when it is most needed.

If you have not already, we encourage you to check out our website and please contact us if you have any questions about our project so far.

Yours sincerely,

(iv) Treloar's – CIL submission

This correspondence has previously circulated to all councillors on 15th February 2022 in which Treloars are looking to gain support from Alton Town Council in their application for District CIL monies to support their proposed redevelopment project for their on-site swimming pool.

(v) Meeting Notes – Update meeting between representatives of Farnborough Airport and NATS on 18th January with the Farnborough Noise Group which have previously been circulated to all councillors

AGENDA ITEM 7

FOR INFORMATION

Emerging Local Plan

(i) Correspondence received on proposals to register Chawton Park Farm as Historic Parkland

The correspondence to be circulated to all councillors.

(ii) Dr. June Chatfield's comments to EHDC on the Draft Emerging Local Plan – Draft Climate Change & Sustainable Construction.

The comments have been previously circulated to all councillors

(iii) Presentation from EHDC – Design Policy update

The presentation has been previously circulated to all councillors

PLANNING & TRANSPORT COMMITTEE
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AGENDA ITEM 8

FOR INFORMATION

- (i) Notification of Temporary Closure of Road – Upper Anstey Lane & Gilbert White Way
EAST HAMPSHIRE DISTRICT COUNCIL
(ALTON: GILBERT WHITE WAY AND UPPER ANSTEY LANE)
(TEMPORARY CLOSURE) ORDER 2022

NOTICE is hereby given that not less than seven days from the date of this notice, East Hampshire District Council pursuant to an arrangement entered into under Section 19 of the Local Government Act 2000, with the Council of the County of Hampshire, intend to make an Order under Section 14 of the Road Traffic Regulation Act 1984, the effect of which will be to prohibit any vehicle from proceeding along lengths of Gilbert White Way and Upper Anstey Lane, Alton, for a distance of approximately 80 metres.

Pedestrian access and vehicular access to affected properties will be maintained.

The Order is necessary to facilitate the re-formation of the existing road following inspection and completion of S278 works.

No diversion route is required.

It is expected that the works will last for approximately 6 months or until the works are completed, whichever is the sooner starting on or after the 28 February 2022.

Notwithstanding the above, it is expected that the closure will be required for 7 days.

For any queries about the works taking place please call Baram Ltd on 07341846490.

Dated this eleventh day of February 2022.

- (ii) Response from the Senior Contracts Manager at Knights Brown to EHDC – Butts Bridge Roundabout:

We agree the roundabout should be an attractive and welcoming feature for Alton, and this was very much our intention when we carried out the planting as part of our contract for the Butts Bridge Highway Improvements. Responsibility for maintenance does not however reside with Knights Brown I'm afraid, so we can't properly comment on how Alton TC should proceed.

As an observation, the location would provide a wonderful opportunity for a private sponsor to place some signage in return for funding the planting and maintenance of the roundabout. Could a sign be put up inviting sponsors to apply to the town council?

I'm sorry we can't be more helpful at this time but very much hope you find a resolution.