

WEST END PARISH COUNCIL

**MINUTES OF THE MEETING OF THE PLANNING AND HIGHWAYS COMMITTEE
HELD ON TUESDAY, 16TH JANUARY 2018 AT 7.15 P.M.
IN THE PARISH CENTRE, CHAPEL ROAD, WEST END, SOUTHAMPTON**

Present: Councillors: R MacDonald Chairman
J Goguel
J Asman
H Hellier

In attendance: Mr S Mockford – Deputy Clerk
Mrs K Hartley – Admin Officer

Members of the Public: None

122/18/PL APOLOGIES

Apologies were received and accepted from Councillor Smith. Councillor Brown was absent from the meeting.

123/18/PL DECLARATION OF INTERESTS

There were no interests to declare.

124/18/PL MINUTES OF THE MEETING HELD ON TUESDAY, 19TH DECEMBER 2017

The minutes of the meeting of the Planning & Highways Committee held on Tuesday, 19th December 2017 were accepted as a true record of events and signed by the Chairman.

Proposed: Councillor J Goguel

Seconded: Councillor J Asman

In favour: Unanimous

125/18/PL MATTERS ARISING

1. **West End High Street Access Improvements.** E-mail received from HCC advising feasibility study has been commissioned. Discussions to take place early in 2018. Sheridan Mockford awaiting draft study. To be carried forward to next meeting.
2. **Public Consultation – Shaping the Future of England’s Strategic Roads.** Following discussion, the Committee agreed to refrain from responding to the Consultation, but asked Sheridan Mockford to forward details to all Councillors giving them the opportunity to respond individually.
3. **Parish Autumn Briefing – held 13th December 2017.** E-mail update received from Keith Willcox, HCC re. question received regarding slide entitled ‘Importance of Strategic Transport in Supporting Hampshire’s Growth’. For greater clarity, the slide will be amended for future use, with the 40,000 houses relating to across Basingstoke rather than ‘West of Basingstoke’. Noted.

126/18/PL **EASTLEIGH BOROUGH COUNCIL PLANNING APPLICATIONS FOR WEEKS ENDING 15TH, 22ND AND 29TH DECEMBER 2017 AND 5TH JANUARY 2018**

T/17/82026 **2 Littlewood Gardens, West End, Southampton**
1 x Oak – reduce overhanging branches by 3-4m to a suitable branch union or growth point

No Objection subject to the approval of the Tree Officer

Proposed: Councillor J Asman
Seconded: Councillor H Hellier
In favour: Unanimous

T/17/82192 **23 Kinsbourne Rise, Thornhill, Southampton**
1 x Oak – reduce lateral branch over garden by 2m

No Objection subject to the approval of the Tree Officer

Proposed: Councillor J Goguel
Seconded: Councillor R MacDonald
In favour: Unanimous

T/17/82217 **Beacon Lodge, Beacon Road, West End, Southampton**
1no. Sweet Chestnut (T1) – crown reduce by 1m, reduce 2 low limbs over neighbouring shed by 4m and remove epicormics growth on main stem

No Objection subject to the approval of the Tree Officer

Proposed: Councillor J Asman
Seconded: Councillor H Hellier
In favour: Unanimous

T/17/82177 **Upcross, West End Road, West End, Southampton**
T1 Oak – crown raise to 5m, reduce overextending branches over drive by up to 2m. T2 – Yew – fell. T3 Pine – reduce lower crown over house by up to 2m

No Objection subject to the approval of the Tree Officer

Proposed: Councillor J Goguel
Seconded: Councillor H Hellier
In favour: Unanimous

EBC LIST OF DECISIONS – WEEKS ENDING 15TH, 22ND, 29TH DECEMBER 2017 AND 5TH JANUARY 2018

No decisions notified.

ENFORCEMENTS

The Clerk has been informed of 4 new enforcements and 3 concluded.

127/18/PL **PLANNING CORRESPONDENCE**

1. To respond to request from Crookham Village Parish Council to support a motion that HALC should agree to seek, through NALC, government consideration of changes to legislation to make adequacy of residual on-site parking a Material Planning Consideration when determining applications for on-site changes and also in the rules for Permitted Development. It was previously agreed WEPC would support this motion. Sheridan Mockford tabled a letter of response – see Appendix I. The Committee agreed that the letter of support be sent to Crookham Village Parish Council signed by the Chair.
2. HEWEB Agenda received for meeting to be held on Monday, 22nd January 2018 at 7pm at Hedge End 2000 Centre. Point to note for West End:
Planning Appeals : The Legal Services Manager to report that the following appeal has been dismissed:- Appeal against the Council's refusal of planning permission for the erection of a detached three bedroom dwelling on land to the rear with associated access and parking at 10 Romill Close, West End, SO18 3NE (Ref: C/17/80065). This was a delegated decision.
Noted.
3. E-mail received from HALC re: NALC Consultation for the Review of Park Homes Legislation. Any response to be e-mailed directly to chris.borg@nalc.gov.uk before 5pm on Friday, 26th January 2018. Following a discussion, the Committee agreed not to respond to this Consultation as it is out of the Parish Council's remit.

128/18/PL **HIGHWAY MATTERS**

1. E-mail received re. Improvements to Junction 9 of the M3 at Winchester. Details of the public exhibition events, where to find the Consultation brochure or view the plans can be found at: <https://highwaysengland.citizenspace.com/he/m3-junction-9-improvements/> . Noted.
2. Councillor MacDonald has been contacted by a resident of Chapel Road who is concerned with regard to the speed of traffic using the road. It was agreed that Sheridan Mockford contact PCSO Coppin to enquire as to whether the police are able to patrol the area.
3. Councillor MacDonald reported that the ingress/egress from the Moorgreen development site onto Moorgreen Road has now been blocked with a concrete barrier.
4. Councillor Goguel has been approached by residents of Chartwell Green requesting a Pelican crossing to be installed near the Townhill Farm Shopping Centre as cars travel at dangerous speeds along Townhill Way. Councillor Asman commented that Hampshire Highways do not currently have the funds to install a crossing. Councillor Hellier asked if there is a policy for local police to record accidents in the area? He commented that as near accidents are not reported there will never be enough evidence to support a request for a Pelican crossing.
5. Councillor Goguel reported a flooding issue in Swaythling Road near the Apple Green petrol station. Councillor Asman said work has now been carried out and the water

does drain away. It was agreed Councillor Goguel monitor the situation to ensure the flooding issue does not reoccur.

129/18/PL **DATE OF NEXT MEETING**

The next meeting will be **Tuesday, 6th February 2018 at 7.15 pm.**

There being no further business the Chairman closed the meeting at 7.51 pm

Draft

Appendix I



WEST END PARISH COUNCIL

The Parish Centre, Chapel Road, West End, Southampton SO30 3FE.
Tel: (023) 8046 2371 - Fax: (023) 8047 4147. E-mail: clerk@westend-pc.gov.uk

16th January 2018

Statement from West End Parish Council re: Support sought by Crookham Village Parish Council

West End Parish Council fully support the Crookham Village motion seeking changes to legislation to make adequacy of residual parking a material planning consideration for both planning applications and for permitted developments.

Planning applications recently approved, which have acknowledged the fact there will be parking issues with the development, however Planning Officers have no option but to approve, based on current legislation as evidenced below:

- **Planning Application:** J/16/78256
- **Proposal:** Change of use from retail (A1) to 2no. one bedroom flats

This planning application for 'change of use' from retail to residential development was objected to by the Parish Council along with a 777 signature petition against the proposal.

The planning application was approved; the Planning Officer making the following comments:

"In this case policy issues for consideration include: Transport & Highways Impact – Given the relatively small scale of the proposal and its location in the great of the West End village centre where various uses and facilities, including public transport are readily available, it is unlikely that the development would have any adverse or unacceptable impact upon the local transport network.

The lack of any parking provision has been highlighted by objectors, as have existing parking problems within West End due to the limited parking available. Whilst these concerns are acknowledged, the sustainable location of the development, with a bus stop and supermarket opposite, is such that in planning terms this could be considered as a 'car free' development. The lack of available parking on site should also limit the attractiveness of the site to potential occupiers/tenants who do own a dedicated parking space.

A note to applicant can be included to request that future residents do not park on the pavement or use neighbouring parking areas outside the control of the site and that good quality secure cycle and bin storage is provided by the development."

The Parish Council, along with local residents were very disappointed with the comments made by the Planning Officer and as a result a subsequent planning application (J/16/78257) was also approved for a change of use from retail to residential.

The end result being 4 residential units: 2no. 1 bedroom flats; 1no. 2 bedroom house and 1no. 2 bedroom bungalow with only 1 allocated parking space between them.

Planning & Highways Committee – 16th January 2018

- **Planning correspondence received:** regarding the sale of freehold for Runnymede Court, West End (a selection of 1, 2 and 3 bedroom flats).

Since the new freeholder has taken over the management of the building, parking restrictions have been introduced – meaning cars have been displaced from parking in and around Runnymede Court and are now parking around the estate causing more parking issues.

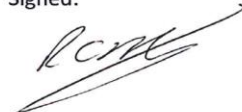
- **Planning Application:** LDC/17/80629
- **Application Type:** Lawful Development Certificate

The homeowners have been using their garage as a dog grooming business and applied to the Planning Department for an LDC – this has been issued.

As a result this has created parking issues of customers parking irresponsibly along Chapel Road as there is insufficient parking arrangements within the property boundary.

West End Parish Council fully support Crookham Village Parish Council's motion for adequate parking consideration for material planning applications.

Signed:



Councillor Rick MacDonald
Planning & Highways Committee Chairman