



## MINUTES OF DEVELOPMENT CONTROL COMMITTEE

### DEVELOPMENT CONTROL COMMITTEE

Meeting held on Monday 29<sup>th</sup> April 2024  
at 7pm in The Function Room, The Harlington

**Present:**

Cllr Schofield  
Cllr Holt  
Cllr Robinson  
Cllr May

**Officers:** Charlotte Benham

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| 1 | <b>Apologies</b><br><br>Apologies received from Cllr Hope.  |
| 2 | <b>Declarations of interest to any item on the agenda</b><br><br>None declared  |
| 3 | <b>Public Session</b><br><br>None present   |
| 4 | <b>Approval of the Notes</b><br><br>The minutes of the development and control advisory group meeting held on Monday 8 <sup>th</sup> April were accepted as a correct record of the meeting.  |
| 5 | 24/00648/HOU<br>2 Sycamore Crescent Church Crookham Fleet Hampshire GU51 5NN<br><a href="#">Erection of a single storey rear extension enlarging existing garage, and replacement roof to rear utility area.</a><br>Comments required by 24 April<br><ul style="list-style-type: none"><li>• No issue with the proposed development except the proposed garage does not meet Hart's standards and an internal garage is not considered as a parking space.</li><li>• No change in the number of bedrooms so need a parking plan for 3 cars.</li></ul> <b>NO OBJECTION</b> subject to submission of adequate parking plan. |

24/00632/HOU

17 Starling Way Fleet Hampshire GU51 5DQ

[Conversion of garage into habitable accommodation \(office and play room\)](#)

Comments required by 29 April

- No issue with structural proposals but parking is an issue as the two parking spaces shown are 2.4 x 4.8m which is Hart's old standards – the current standards are 2.5 x 5.0m which does not appear to fit on the site.
- A 3 bedroom home requires two allocated spaces and one unallocated (as noted on the drawings). Is there adequate unallocated space in the immediate vicinity?

NO OBJECTION in principle subject to parking issues being resolved

24/00550/FUL

Woodside ,Cove Road, GU51 2RR

[Erection of a detached three bedroom dwelling](#)

Comments required by 2 May

- This is a rear garden development immediately adjacent to the proposed new care home on Cove Road.
- It is argued that the new Care Home changes the building line and therefore a rear development is not out of keeping.
- There has been an objection from one near household, but the separation distance and the window arrangement, Velux roof lights, would not create a significant overlooking problem.
- Having parking to the rear of the existing building will take car lights and associated parking and movement noise adjacent to the rear garden of the adjacent neighbour.
- The arrangement will increase the number of vehicles accessing and departing the site (potentially 6 cars from 2 properties) so sufficient space needs to be provided to allow cars to turn off Cove Road and not be obstructed by a car exiting the site.
- There will be no impact on the road capacity.
- Style of property is not wholly out of keeping.
- Biggest issues are not conforming to local street pattern Hart Policy NBE9c) and impact on adjacent neighbour.
- Proposed drainage using large soakaways appears outdated and use of SUDS needs to be explored for more effective surface water control.

Back garden development but large plot so NO OBJECTION subject to sufficient space being provided to allow cars to turn off Cove Road and not be obstructed by a car exiting the site.

24/00735/HOU

7 Westbury Avenue, Fleet GU51 3HP

[Erection of a single storey rear extension and side entrance porch, conversion of loft space to create a bedroom and bathroom to include rear dormer, insertion of roof lights and alterations to windows and doors](#)

Comments required by 2 May

- This is the conversion of a bungalow ( a property with no stairs) into a chalet bungalow.

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|   | <ul style="list-style-type: none"> <li>• This is breaches Fleet Neighbourhood Plan Policy 11, Safeguarding Building Stock.</li> <li>• The proposal looks to emulate the adjoining semi-detached neighbour who achieved Planning Permission for the upstairs extension in July 2010 (before the introduction of the FNP and Policy 11)</li> <li>• No.3 Westbury Ave raised an issue of overlooking but the impact would be far less than currently experienced from the dormer windows in No.5.</li> <li>• The three parking spaces to the side and front of the property look very tight (too close to the boundary fence). The three spaces could only practically be achieved through a loss of front garden to hard standing which would breach FNP Policy 15.</li> </ul> <p>OBJECTION as breaches Fleet Neighbourhood Plan Policies 11 and 15.</p>   |
|   | <p><u>Hartland Phase 3 Road Names</u></p> <p>Proposed names are generally acceptable; however it was suggested by Fleet and Church Crookham Society to name one road 'Fearn Avenue' after the late Dr David Fearn. FTC support this suggestion as a replacement for Acorn Way.</p> <p>"David Fearn was a scientist and internationally recognised as the father of ion propulsion in spacecraft. As a key specialist working at the former Royal Aircraft Establishment in Farnborough, he had led teams from various British government and industrial organisations and worked in collaboration with the European Space Agency, US Air Force and NASA. He was a fellow and Vice President of the British Interplanetary Society and an active member of the International Academy of Astronautics and the International Astronautical Federation."</p> |
| 6 | <p><b>To Note:</b></p> <p>Review of weekly lists</p>   |
| 7 | <p><b>Noted:</b></p> <p><b>Hart Planning Meeting Dates</b></p> <p>22<sup>nd</sup> May</p>  |
| 8 | <p><b>Date of Next Development Control Committee Meeting</b></p> <p>13<sup>th</sup> May</p>  |

**Meeting closed: 7.45pm**

**Signed:**.....

**Date:** .....