



MINUTES OF DEVELOPMENT CONTROL COMMITTEE

DEVELOPMENT CONTROL COMMITTEE

Virtual Meeting held on Monday 7th December

Present:

Cllr Schofield
Cllr Robinson
Cllr Holt
Cllr Hope
Cllr Pierce - chairman
Cllr Jasper
Cllr Carpenter

Officers: Charlotte Benham – Projects and Committee Officer

1	Apologies Not present, Cllr: Wildsmith
2	Declarations of interest to any item on the agenda None declared
3.	Public Session One member FCCS
4	Approval of the Minutes The minutes of the development and control meeting that would have been held on Monday 23 rd November were accepted as a correct record of the meeting.
5	20/02773/HOU 35 The Lea Fleet Hampshire GU51 5AX Demolition of corrugated steel garage with attached timber outbuilding and erection of a two storey rear extension and single storey side extension and erection of double garage. Comments required by 11 December OBJECTION <ul style="list-style-type: none">• Demonstrate that they achieve the 45° to the upstairs window however the downstairs extension is 3m wide so would block the 45° line thus removing light from the rear downstairs window – loss of light to neighbour

- The proposed replacement garage permits traffic onto the land owned by Fleet Town Council so there is an issue over legality of the right of way
- Proposed new garage only constitutes a single garage replacement as only 5m wide.

20/02791/HOU

Punch Tree House Reading Road North Fleet GU51 4HS

[Erection of a single storey rear extension and first floor side extension. Insertion of roof light on front elevation.](#)

Comments required by 11 December

NO OBJECTION

20/02799/HOU

2 Badgers Close Fleet Hampshire GU52 7YD

[Addition of a single skin of brickwork and flint to the front elevation of the property to cover the existing brick facing.](#)

Comments required by 15 December

NO OBJECTION

Change in character of area but not detrimental – suggest some greenery added at front of property to improve appearance

20/02707/HOU

3 Ryeland Close Fleet Hampshire GU51 2TZ

[Erection of a single storey rear extension following demolition of existing conservatory \(part retrospective\)](#)

Comments required by 15 December

NO OBJECTION

However with location of high level letter box window – it is not apparent which bedroom could be overlooked?

20/02829/HOU

15 Connaught Road Fleet Hampshire GU51 3RA

[Demolition of conservatory and erection of a single storey rear extension and extension of existing side dormer with window.](#)

Comments required by 17 December

NO OBJECTION

20/02818/HOU

32 Fir Tree Way Fleet GU52 7NB

[Demolition of car port and garage, blocking up of ground floor side window and erection of single storey side and rear extensions](#)

Comments required by 23 December

NO OBJECTION

Subject to the following:

- The heritage statement says no loss of trees however the plans indicate the loss of tree adjacent to the old garage - as this is in the Basingstoke Canal Conservation Area it would be appropriate to replace the tree
- Full height rear window to be replaced with opening window and glass balustrade which potentially increases overlooking – not acceptable.
- Loss of a garage – a parking plan should be submitted to check parking meets Harts standards

	<p>20/02610/HOU Halfacre Fitzroy Road Fleet GU51 4JH Retention of play equipment in garden. Comments required by 25 December</p> <p>NO OBJECTION; Subject to: There being no objections raised by the immediate neighbours The planting of Leylandii to screen the boundary is an issue – it is not a native plant and is generally being removed from the Conservation Area so a more appropriate planting should be agreed with Hart</p>
7	<p>Noted:</p> <p>Planning Enforcement notices</p>
8	<p>Noted:</p> <p>Hart Planning Meeting Dates</p> <p>N/A</p>
	<p>Date of Next Virtual Meeting</p> <p>21st December, 18:30 for 19:00</p>

Meeting closed: 7.35

Signed:.....

Date: