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These are the unadopted Minutes of a Planning Committee Meeting of Crookham Village Parish Council, held at Zebon Community Centre at 7.45pm on Monday 22nd April 2024. Please refer to the Planning Committee Minutes of the next meeting for any alterations.

Present

Cllr David Jackson (Chairman)

Cllr Julia Ambler

Cllr Simon Ambler

Cllr Philip Ashton

Cllr Peter Bradley

Mrs Angela Sayers

Ms Anna Wierzbinska

1. Apologies for Absence.

None

2. Chairman's Announcements

None

3. Minutes from the last meeting

Minutes from the previous meeting were agreed and signed by the Chairman.

4. Declarations by members of interests in items on the agenda.

None

5. Consider Crime & Disorder Implications.

The Chairman reminded members of their duty to consider any crime and disorder implications that might arise from any decision that they might make at the meeting.

6. Public Participation (maximum of 3 minutes per speaker)

None

7. Planning Application 23/01811/HOU

Proposal: To provide better usable space in bedroom 5 with clear head height across the rear.

at: Crondall House, Crondall Road, Crookham Village, Fleet, Hampshire GU51 5SY

RESOLVED

Objection, proposal out of character with the rest of the rear elevation.

ACTION

Planning Clerk to file response with Hart District Council

8. Planning Pre-Application 24/00441/PREAPP

Proposal: Demolition of existing dwelling and the erection of 60 retirement apartments (use class C2) together with associated access, parking, amenity space and other associated infrastructure.

at Dachs Lodge Redfields Lane Church Crookham Fleet GU52 0RE

Points raised by the members:

- (i) Effect on the street scene.
- (ii) Outside settlement boundary.
- (iii) Effect on traffic and road safety.
- (iv) No public transport.
- (v) Will be very important it takes to account parking, especially on Redfields Lane.
- (vi) No over-spill parking, consider junction further up the road.
- (vii) Consider buildings being further back.
- (viii) Vegetation screening? It would have to be sacrificed.

RESOLVED

The site is outside the settlement boundary and therefore would be subject to policies covering development in the countryside.

Only 24 parking spaces for a 60-bed unit in a location without overspill parking seems woefully inadequate for a 60-bed complex for residents, staff, and visitors in a location without overspill parking on Redfields Lane. Misuse of the Co-op car park opposite would seem a likely consequence.

Due consideration should be given to road safety issues raised by two large developments exiting onto Redfield Lane almost opposite each other.

The likely requirement for traffic splays at the entrance would remove the current vegetation screen resulting in the large 3-storey building having a significant adverse effect on the street scene. As far as possible the building should be set well back from the Redfields Lane.

The proposal would result in overdevelopment of a limited site in a location without any public transport.

ACTION

Planning Clerk to file response with Hart District Council.

9. Planning Application 24/00733/106DIS

Fulfilment of S106 Obligation for Medical Centre Marketing
at: Land At Watery Lane Church Crookham Fleet Hampshire

Points raised by the members:

- (i) Concentration of failure of NHS clients, did not consider private.
- (ii) Should test alternative health providers.
- (iii) If no facilities, should other community uses be considered other than housing? (nursery, vets, etc), something for the benefit of the residents.
- (iv) Explore health market more.

RESOLVED

CVPC is very disappointed to see that the option to explore private healthcare options was dismissed without evidence in the initial analysis, especially when it was very clear by 2020 that the NHS was not interested in the site.

ACTION

Planning Clerk to file response with Hart District Council.

10. Planning Application 24/00742/FCC

St Nicholas School - Felling and Re-stocking
at: St Nicholas School Redfields House Redfields Lane Church Crookham Fleet GU52 0RF
Members noted the above.

11. Availability for the next planning meeting

Next meeting 17th June 19.45pm – Quorum to be confirmed at June PC meeting.

2024	CVPC	Finance	Planning
May	13th - AGM	21st if required	no mtg
June	3rd	17th	17th
July	1st	15th	15th
August	No Mtg	No Mtg	5th & 19th
September	2nd	16th	16th
October	7th	21st	21st
November	4th	18th	18th
December	2nd	16th	16th

The meeting closed at 20.15pm