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PLANNING AND RIGHTS OF WAY PANEL (EAST)  
MINUTES OF THE MEETING HELD ON 8 JULY 2014

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Present: Councillors Lewzey (Chair), Claisse, Denness, Hecks and Tucker

1. **ELECTION OF VICE-CHAIR**

**RESOLVED** that Councillor Denness be elected Vice-Chair for the Municipal Year 2014/2015.

2. **STATEMENT FROM THE CHAIR**

On behalf of the Panel, the Chair expressed thanks to Dr Chris Lyons, who would be leaving the Authority, for his service in the past and best wishes for his new position.

3. **JURDS LAKE CAR PARK - 14/00527/R3CFL**

The Panel considered the report of the Planning and Development Manager recommending conditional approval be granted in respect of an application for a proposed development at the above address. (Copy of the report circulated with the agenda and appended to the signed minutes).

Nick Yeats – SCC (applicant), Sgt Jo Holmes (Hants Constabulary / supporting), Nora Lyons, Jane and Sue Perry (local residents / objecting) and Councillors Hammond and Payne (ward councillors / objecting) were present and with the consent of the Chair, addressed the meeting.

**RESOLVED** that planning permission be granted subject to the conditions listed in the report and the note to the applicant as set out below:

Note to Applicant

The applicant be reminded of their duties under the Disability and Discrimination Act 2005 and that their proposals provide sufficient access between the retained disabled parking spaces and the Shoreburs Greenway SINC to which they relate.

4. **10 DUNDEE ROAD - 14/00875/FUL**

The Panel considered the report of the Planning and Development Manager recommending refusal in respect of an application for a proposed development at the above address. (Copy of the report circulated with the agenda and appended to the signed minutes).

Claire and Jimmy Ward (applicants) and Councillor O'Neill (ward councillor / supporting application) were present and with the consent of the Chair, addressed the meeting.

**RESOLVED** to refuse planning permission for the reasons listed in the report.

RECORDED VOTE to refuse planning permission:

FOR: Councillors Hecks and Lewzey  
AGAINST: Councillors Denness and Tucker

NOTES:

- This item was carried with the use of the Chair's second and casting vote.
- Councillor Claisse declared an interest in the above application and left the meeting for its consideration.

5. **228 WEST END ROAD (CHANGE OF USE) - 14/00597/FUL**

The Panel considered the report of the Planning and Development Manager recommending conditional approval be granted in respect of an application for a proposed development at the above address. (Copy of the report circulated with the agenda and appended to the signed minutes).

Simon McCosh (applicant) and Jen Morgan and Councillor Hecks (local residents / objecting) were present and with the consent of the Chair, addressed the meeting.

**RESOLVED** that planning permission be granted subject to the conditions listed in the report and the amended condition set out below:

Amended Condition

03 - APPROVAL CONDITION - Hours of Operation [Performance Condition]

The premises to which this permission relates only be open for business between the following hours:

Monday	12:30-15:00 and 17:00-18:00
Tuesday	09:30-15:00 and 17:00-18:00
Wednesday	09:30-15:00
Thursday	09:30-15:00 and 17:00-18:00
Friday	12:30-15:00

The business use at no time to be open on Saturday or Sunday. The business use hereby approved to operate in accordance with these hours unless otherwise agreed in writing by the Local Planning Authority.

REASON

To protect the amenities of those members of the public who choose not to use the facility and to protect the residential character and amenity of the area.

RECORDED VOTE to approve the additional condition:

FOR: Councillors Denness, Lewzey and Tucker  
ABSTAINED: Councillor Claisse

NOTE: Councillor Hecks declared an interest in the above application, as the local ward Councillor, they addressed the meeting and left before the determination.

6. **228 WEST END ROAD (EXTENSION) - 14/00596/FUL**

The Panel considered the report of the Planning and Development Manager recommending conditional approval be granted in respect of an application for a

proposed development at the above address. (Copy of the report circulated with the agenda and appended to the signed minutes).

Simon McCosh (applicant) and Jen Morgan and Councillor Hecks (local residents / objecting) were present and with the consent of the Chair, addressed the meeting.

**RESOLVED** that planning permission be granted subject to the conditions listed in the report.

NOTE: Councillor Hecks declared an interest in the above application, as the local ward Councillor, they addressed the meeting and left before the determination.

7. **9 ABBOTTS WAY - 14/00590/FUL**

The Panel considered the report of the Planning and Development Manager recommending conditional approval be granted in respect of an application for a proposed development at the above address. (Copy of the report circulated with the agenda and appended to the signed minutes).

Dr Richard Buckle and Jane Jameson of Portswood Residents Gardens Conservation Area (local residents / objecting) and Councillor Claisse (ward councillor / objecting) were present and with the consent of the Chair, addressed the meeting.

**RESOLVED** that planning permission be granted subject to the conditions listed in the report.

NOTE: Councillor Claisse declared an interest in the above application, as the local ward Councillor, they addressed the meeting and left before the determination.

8. **GARAGE SITE TO REAR OF ELIZABETH COURT, ABERDEEN ROAD - 14/00755/FUL**

The Panel considered the report of the Planning and Development Manager recommending conditional approval be granted in respect of an application for a proposed development at the above address. (Copy of the report circulated with the agenda and appended to the signed minutes).

Rob Wiles (agent) and Mr Street (local resident / objecting) were present and with the consent of the Chair, addressed the meeting.

**RESOLVED**

- (i) that the Panel noted that there were no ecological objections; and
- (ii) that planning permission be granted subject to the conditions listed in the report and the additional condition as set out below:

### Additional Condition

#### APPROVAL CONDITION - Demolition - Technical Details [Pre-Commencement Condition]

The following details be submitted to and approved in writing by the Local Planning Authority prior to any works (including site clearance, preparation or demolition operations) commencing on site:

- (i) Details of security and fencing to the site during and after the demolition works taking place;
- (ii) A full hazardous materials survey to, include asbestos, for the existing building and clear indication of removal and disposal measures for any material found; and
- (iii) Details of the demolition of connecting walls and roof and any likely necessary repair and construction needed to retain the integrity of the single garage that is proposed to remain to the rear of Elizabeth court, Aberdeen Road.

No demolition to take place unless and until such details have been submitted, considered and agreed by the Local Planning Authority.

#### REASON:

To ensure that the appropriate safeguards and mitigation action in relation to harmful materials and the remaining garage are provided for the safety of local residents and workers on the site.