

HAVANT BOROUGH COUNCIL  
PUBLIC SERVICE PLAZA  
CIVIC CENTRE ROAD  
HAVANT  
HAMPSHIRE P09 2AX



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## SITE VIEWING WORKING PARTY AGENDA

**Membership:** Councillor

Councillors Buckley, Keast, Patrick, Satchwell, Hughes, Perry and Quantrill

**Meeting:** Site Viewing Working Party

**Date:** Thursday 26 January 2017

**Time:** 1.00 pm

**Venue:**

The business to be transacted is set out below:

Nick Leach  
Monitoring Officer

24 January 2017

Contact Officer: Jack Caine 02392 446230  
Email: [jack.caine@havant.gov.uk](mailto:jack.caine@havant.gov.uk)

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## GENERAL INFORMATION

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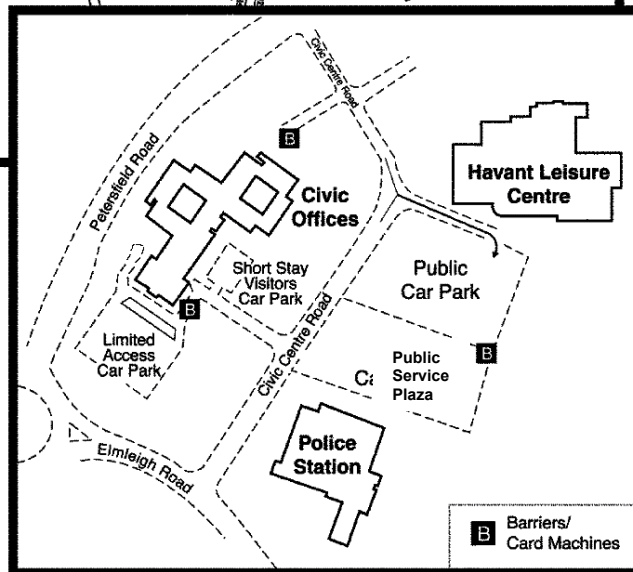
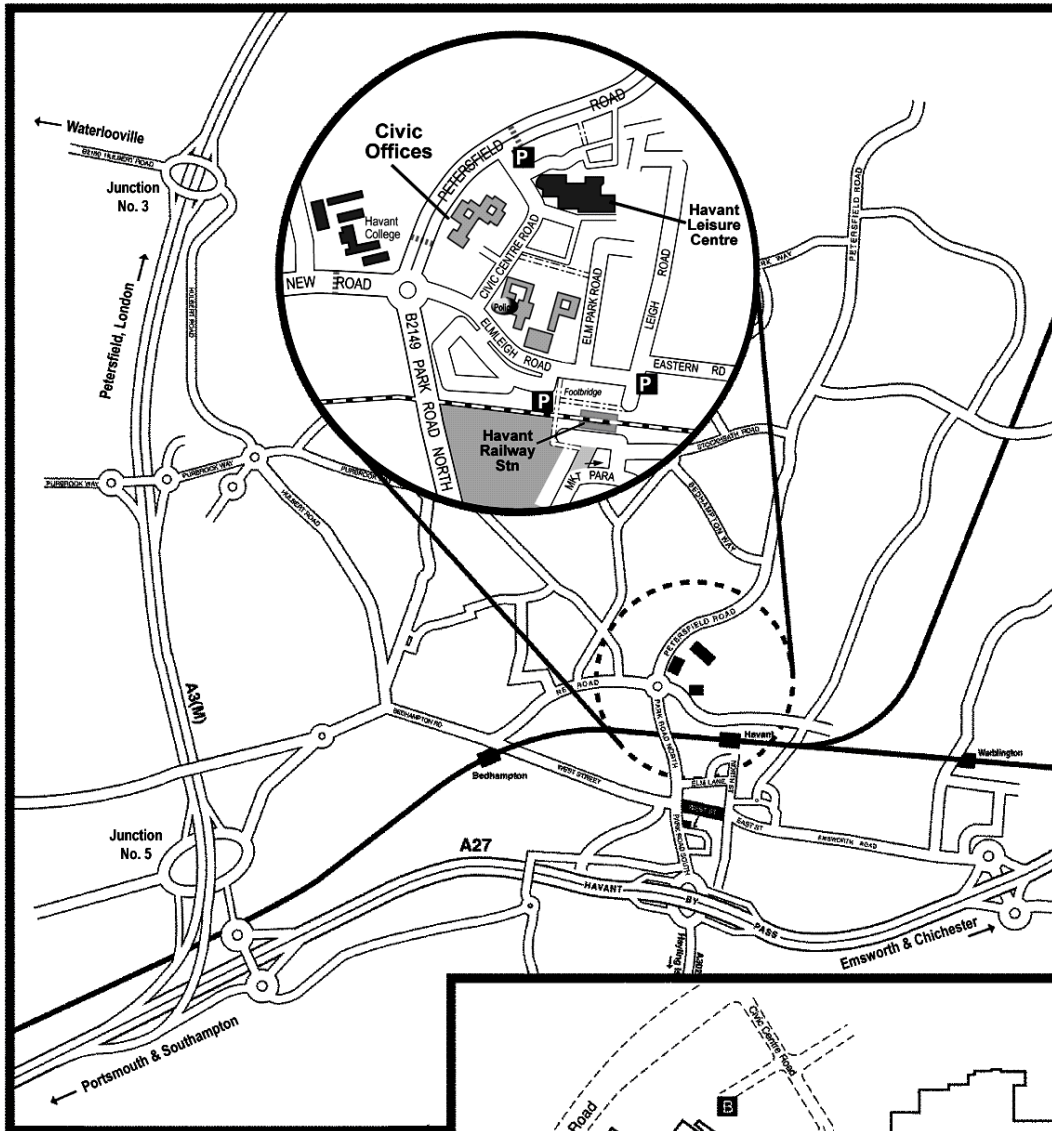
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## HAVANT BOROUGH COUNCIL

At a meeting of the Site Viewing Working Party held on 5 January 2017

Councillors Buckley, Keast, Patrick, Satchwell, Hughes, Perry and Quantrill

Officers: Jack Caine Democratic Services Assistant  
Peter Fellows, Tina Pickup and Steven Weaver were present for item 23. Stuart Heasman and Steven Weaver were present for item 24 and 25.

### 20 Apologies

There were no apologies for absence.

**Peter Fellows, Tina Pickup and Steven Weaver were present for item 23.  
Stuart Heasman and Steven Weaver were present for item 24 and 25.**

### 21 Minutes

The minutes of the meeting held on the 1 December 2016 were received.

### 22 Declarations of Interests

There were no declarations of interest relating to matters on the agenda

### 23 23 South Street, Emsworth, PO10 7EG - APP/16/01113

Proposal: Alterations and additions for conversion from a dwelling to a boutique hotel including link to adjacent restaurant (C3 to C1) – Revised application.

The site was viewed by the Site Viewing Working Party, given a request by the Head of Planning Services that the application be determined by the Development Management Committee.

The Working Party received a written report from the Head of Planning Services which identified the following key considerations:

- i. Principle of development
- ii. Appropriateness of the design within the Conservation area and AONB, and in relation to the adjacent Listed Building
- iii. Impact upon neighbouring properties
- iv. Effect on the town centre
- v. Parking
- vi. Developer Contributions.

The Working Party viewed the site, the subject of the application to assess whether there were additional matters that should be considered by the Development Management Committee. The Party viewed the site from the following positions:

- The West facing elevation
- The East facing elevation
- The North of South Street, near the town centre
- The South of South Street at the quayside.

RESOLVED that based on the information available at the time the following information be provided to the Development Management Committee:

- i. the proposed materials for the mansard roof and dormers

#### **24 Tree at The Parchment, Havant - APP/16/01199**

Proposal: Prune 1No. Lime (T1) to provide clearance of lamp post by 1m, subject to TPO 1509; crown reduce 1No. Sycamore (T1) by 2m back to previous pruning points, subject to TPO 1694.

The site was viewed by the Site Viewing Working Party, given a request by the Head of Neighbourhood Support that the application be determined by the Development Management Committee.

The Working Party received a written report from the Head of Neighbourhood Support which identified the following key considerations:

- i. Amenity value and condition
- ii. The basis for proposed works

The Working Party viewed the site, the subject of the application to assess whether there were additional matters that should be considered by the Development Management Committee.

RESOLVED that based on the information available at the time that the following information be provided to the Development Management Committee:

- i. Any policies regarding the regular maintenance of trees adjacent to properties which are covered by Tree Preservation Orders or within Conservation areas.

#### **25 19 The Parchment, Havant, PO9 1HD - APP/16/01200**

Proposal: Crown reduce height of 1No. Bay by 3m back to previous pruning points; crown reduce 1No. Turkey Oak by 2m back to previous

pruning points; crown reduce in height 1No. Alder by 3.5m and laterals by 2m back to previous pruning points. All trees within Conservation Area of St Faiths..

The site was viewed by the Site Viewing Working Party, given a request by the Head of Neighbourhood Support that the application be determined by the Development Management Committee.

The Working Party received a written report from the Head of Neighbourhood Support which identified the following key considerations:

- iii. Amenity value and condition
- iv. The basis for proposed works

The Working Party viewed the site, the subject of the application to assess whether there were additional matters that should be considered by the Development Management Committee.

RESOVLED that based on the information available at the time that no further information be provided to the Development Management Committee.

**The meeting commenced at 1.00 pm and concluded at 2.30 pm**

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## Schedule of Site Visits

- |   | Approximate Time |
|---|------------------|
| (i) <b>Site Address: Land Adjacent to 132 Havant Road Hayling Island</b>  | 1.10 pm          |
| Application: APP/16/00735   |                  |
| Proposal: Use of land for open storage comprising vehicles and scaffolding (use class B8) and perimeter landscaping works (retrospective application)..   |                  |
| (Agenda Pages: 65 - 90)   |                  |
| (Case Officer: David Eaves, Extension: 446549)  |                  |
| (ii) <b>Site Address: Dolphin Quay, Queen Street, Emsworth</b>  | 2.00 pm          |
| Application: APP/16/00921   |                  |
| Proposal: Demolition of the single storey shop, two-storey office building and associated outbuildings. Erection of 4No. houses (3x 3No. bedrooms and 1x 2No. bedrooms) fronting onto Queen Street and associated parking and erection of 2No. detached dwellings (4No. bedrooms) fronting onto to the Mill Pond with associated parking and access from Queen Street.. |                  |
| (Agenda Pages: 9 - 64)  |                  |
| (Case Officer: Rachael McMurray, Extension: 446546)   |                  |

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