



<b>Meeting</b>	Planning Committee
<b>Date and Time</b>	Wednesday, 11th January, 2023 at 9.30 am.
<b>Venue</b>	Walton Suite, Guildhall Winchester

**S U P P L E M E N T A R Y   A G E N D A**

Agenda Item.

Update Sheet

4. Where appropriate, to accept the Update Sheet as an addendum to the Report (Pages 3 - 10)

City Offices  
Colebrook Street  
Winchester  
SO23 9LJ

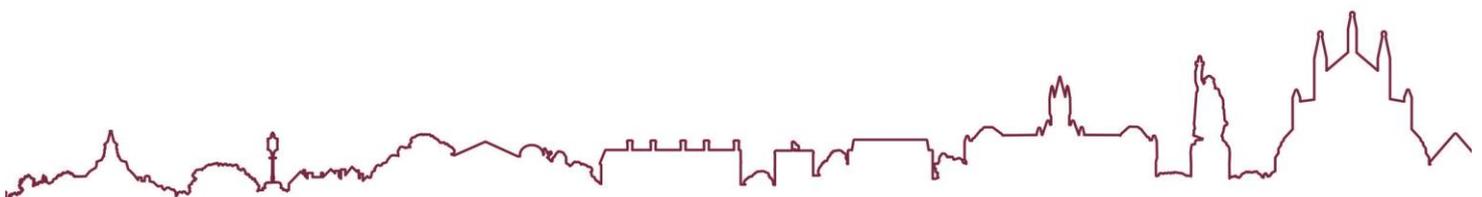
**Laura Taylor**  
**Chief Executive**

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10 January 2023

Agenda Contact: Matthew Watson, Senior Democratic Services Officer tel: 01962 848 317 Email: [mwatson@winchester.gov.uk](mailto:mwatson@winchester.gov.uk)



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## Planning Committee

### Update Sheet

**The information set out in this Update Sheet includes details relating to public speaking and any change in circumstances and/or additional information received after the agenda was published.**



Working in Partnership





Item No	Ref No	Address	Recommendation
06	22/00936/FUL	Little Green, Dell Road, Winchester, SO23 0QB	Permit

**Officer Presenting:** Catherine Watson

**Speaking**

**Objector:** Richard Long

**Parish Council representative:** None

**Ward Councillor:** None

**Supporter:** Adam Knibb (agent)

**Update**

A comparative site plan showing the permitted scheme at Elbury alongside the proposed scheme at Little Green, was submitted on 04.01.2023 and made available to view on the Council's website.

An appropriate assessment in respect of phosphate and nutrient mitigation has been completed and has been saved on file.

Item No	Ref No	Address	Recommendation
07	22/01587/FUL	The Haven, School Lane, Headbourne Worthy, SO23 7JX	Permit

**Officer Presenting:** Catherine Watson

**Public Speaking**

**Objector:** Chris Welland

**Parish Council representative:** Belinda Baker

**Ward Councillor:** None

**Supporter:** Phil Carr (applicant)

**Update**

None

Item No	Ref No	Address	Recommendation
08	21/02526/FUL	Fillditch Farm, Forest Road, Swanmore, Southampton, Hampshire	Permit

**Officer Presenting:** Marge Ballinger

**Public Speaking**

**Objector:** None

**Parish Council representative:** Jon Woodman

**Ward Councillor:** Cllr Malcolm Wallace

**Supporter:** None

**Update**

1. An amended plan has been received to clarify the layout of the dog park. Condition 1 is to be amended:

01 The development hereby approved shall be carried out in accordance with the amended Site Location Plan submitted to the local planning authority on the 9<sup>th</sup> January 2023.

Reason: To ensure the avoidance of doubt and in the interests of proper planning.

2. The committee report refers to the 'operational management plan'; however, it is titled 'Noise Management Plan' containing details of the management of the site.

3. Condition 2 has been amended in accordance to the hours suggested by the WCC EP/Animal welfare officer for Saturdays (08:00-17:00), and as defined within the Noise Management Plan. The condition will be amended to:

02 The development hereby approved must only operate within the following hours:

- a) 08:00 to 18:00 on weekdays
- b) 08:00 to 17:00 on Saturdays
- c) Not used on Sundays or Bank Holidays

Reason: To ensure the risk of noise disturbance for neighbours is managed and mitigated.

4. A new condition will be added to restrict the number of dogs allowed on the site at any given time:

09 Notwithstanding Section 3 of the Noise Management Plan submitted 10 Aug 2022, a maximum number of dogs allowed on the site at any given time is restricted to 6 dogs.

Reason: To ensure the risk of noise disturbance for neighbours is managed and mitigated.

5. A new condition will be added to prohibit any external lighting within the site:

10 No lighting, whether free standing or affixed to a structure shall be installed on the site.

Reason: To protect the character and appearance of the countryside.

6. Finally, a new condition will be added to remove the erected outbuilding if the dog park business ceases:

11 If the use of the land for a dog park ceases, the approved shed is to be removed within 3 months from when the business and its activity is dissolved, and the land is to be restored to its former use.

Reason: To protect the amenities of the locality and to maintain a good quality environment.

Item No	Ref No	Address	Recommendation
09	22/00199/FUL	A R B Mechanical Ltd, Winchester Road, Waltham Chase, SO32 2LL	Permit

**Officer Presenting:** Cameron Finch

**Public Speaking**

**Objector:** Mark Jones

**Parish Council representative:** None

**Ward Councillor:** Cllr Malcolm Wallace

**Supporter:** None

**Update**

Addition of Condition 08:

The replacement car parking hereby approved shall be laid out in accordance with the approved drawing prior to the use of the new access commencing, Proposed Site Plan (drawing no. SD-2024-01 REV Y), and be maintained available for parking thereafter.

Reason: To ensure adequate parking provision and to ensure that the site retains only a single access.

Item No	Ref No	Address	Recommendation
11	22/02170/HOU	Texas, Texas Drive, Olivers Battery, Winchester.	Permit

**Officer Presenting:** Sean Quigley

**Public Speaking**

**Objector:** Diane Smith

**Parish Council representative:** None

**Ward Councillor:** Cllr Brian Laming

**Supporter:** Jeremy Tyrrell (agent)

**Update**

1. The last few words of Cllr Laming's comments have been omitted from the committee report (under "Representations" Page 135). The last line should be as follows; "Should the officer recommend this application I would like it considered by the Planning Committee."

2. Cllr Laming has requested that if permitted, 3 additional conditions should be added to the consent. These include the provision of electric vehicle chargers, limits on the use of the garage, and restricting permitted development rights. Whilst a condition restricting the future use of the garage is considered reasonable and is proposed to be added (see below) the other 2 are not as they do not meet the NPPF guidance on the use of conditions.

"The garage hereby permitted shall only be used for the purpose of accommodating private motor vehicles or other incidental or ancillary purposes to the main dwelling."

Reason: To protect the amenity and privacy of the occupiers of nearby dwellings and to limit the visual impact of the development"

3. A response was received after the deadline for comments from Mrs Billington, 47 Prior's Way, Winchester, as follows;

"The proposed garage is excessively large and significantly increases the size of an already large house. It breaks the statements and promises given at the time of the original application regarding size calculation of outbuildings and is contrary to policy LPP2 of the current local plan. As a very near neighbour we were not notified by the council of the proposal."

4. Additional photographs have been incorporated into the main officer's presentation further to the agenda.

Item No	Ref No	Address	Recommendation
12	22/02430/TP O	White Lodge, Hambledon Road, Denmead, Hampshire, PO7 6ES	Permit
<p><b>Officer Presenting:</b> John Bartlett</p> <p><b><u>Public Speaking</u></b></p> <p><b>Objector:</b> Michael Stewart  <b>Parish Council representative:</b> Cllr Kevin Andreoli  <b>Ward Councillor:</b> None  <b>Supporter:</b> None</p> <p><u>Update</u></p> <p>Page 3 of the PowerPoint presentation should be disregarded as the main points here have been duplicated in error from page 2.</p>			

Item No	Ref No	Address	Recommendation
13	TPO 2326 (PDC1214)	Land at Danesacre, Worthy Road, Winchester	Confirm
<p><b>Officer Presenting:</b> Ivan Gurdler</p> <p><b><u>Public Speaking</u></b></p> <p><b>Objector:</b> Mike Williams, Eleanor Williams  <b>Parish Council representative:</b> None  <b>Ward Councillor:</b> None  <b>Supporter:</b> None</p> <p><u>Update</u></p> <p>None</p>			

**End of Updates**

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