



**MINUTES OF THE MEETING OF ODIHAM PARISH COUNCIL'S
PLANNING AND DEVELOPMENT COMMITTEE
HELD ONLINE VIA ZOOM ON
17 FEBRUARY 2021 COMMENCING AT 7.30 PM**

Present: Cllrs P Verdon (Chair), K Ball, R Coleman, W MacPhee, A McFarlane and D Stewart

In attendance: Andrea Mann (Parish Clerk)

Also present: Hart DC Cllr Dorn and 9 members of the public

P163/20 To receive and accept apologies for absence
None.

P164/20 To receive declarations of interests and requests for dispensation relating to any item on the agenda
Cllr McFarlane declared an interest in any matters relating tree application 20/03078/CA and to the NP policy site, land east of Hook Road.

P165/20 Chair's announcements

- i) The Chair had attended a meeting organised by the Odiham Society which heard advice from the Hart DC Tree Officer on Tree Protection Orders and trees in Conservation Areas.
- ii) The Chair had requested pre-application comments from Hart DC Planning on The Stables, Darwins Farm as these were not available on Hart's website.

P166/20 To approve the following minutes:

The draft minutes of the previous meeting held on 26 January 2021 (P150/20-P162/20) were agreed as a true record of the meeting to be signed by the Chair at a later date.

(Proposed by Cllr Verdon, seconded by Cllr Coleman, 3 in favour).

P167/20 Public Session

- i) B Hallam made a statement relating to application 20/03185/FUL, supporting forms of renewable energy but raising objections on the following grounds:
 - Environmental impact on the River Whitewater, Greywell Tunnel SSSI and the Basingstoke Canal SSSI.
 - The impact on bats.
 - The impact on the archaeological features of Cholsey Farm.
 - Inconsistencies in the process of the application, eg the requirement for an Environmental Impact Assessment.
 - An error in the Design & Access Statement which listed River Blackwater not Whitewater.
- ii) H Fleming spoke on application 20/03185/FUL and showed photographs of the landscape disputing claims that this application wouldn't have any



impact on the landscape, thus being contrary to Hart DC Policy NB2.

Further objections included:

- The site would be difficult to screen with hedging due to the height of the panels and elevation of the entire site.
 - The glint and glare from the panels.
 - 51% of the site being the best quality agricultural land.
 - The narrow lanes surrounding the site being inappropriate for site traffic.
- iii) S Rae raised objections to 20/03185/FUL as a resident living close to the proposed site, due to:
- The size and scale of the development.
 - The development would create adverse views on an elevated landscape.
 - The impact on the local community and reputation of the area.
- iv) G Goldup also raised objections to application 20/03185/FUL commenting that the proposal would result in 105 CCTV cameras in the area with many along the surrounding footpaths.

P168/20 Current planning applications

185/20 Reference: 20/03185/FUL

Address: Chosley Farm, Bidden Road, North Warnborough RG29 1BW

Description: Erection of a Solar Photovoltaic Farm with an output capacity not to exceed 49.9MW of energy, with associated battery storage and supporting infrastructure including inverters and a transformer, fencing, CCTV installation and landscaping work.

The Chair thanked members of the public for their representations on this application and asked each Councillor in turn for their views. Councillors showed support for renewable energy but had concerns about the impact on the landscape, impact on biodiversity and the scale of this proposal. Councillors noted that any objection would need to be robust and policy based.

OPC Comments:

The Chair read a preprepared response raising objections in the following areas:

- The application being contrary to local planning policies.
- The application being contrary to national planning policies.
- The impact on the landscape.
- The impact on biodiversity.
- The impact from the infrastructure required to transport energy to the national grid.

The Chair would circulate this statement to members for comment before submitting to Hart DC.



186/20 Reference: 20/03174/HOU
Address: 21 Manley James Close, Odiham RG29 1AP
Description: Demolition of conservatory and erection of a single storey rear extension, single storey front porch and conversion of one garage into habitable accommodation to include the replacement of one of the garage doors with a window. Insertion of window on side elevation

OPC Comments: No objection.

187/20 Reference: 21/00279/HOU
Address: 47 Palace Gate, Odiham RG29 1JZ
Description: Part demolition of the roof and front elevation of the garage and erection of a two storey side extension. Replacement windows and doors

OPC Comments: No objection.

188/20 Reference: 21/00216/HOU
Address: 2 Clevedge Way, North Warnborough RG29 1EH
Description: Demolition of garage and erection of a two storey side extension to include replacement garage and single storey front extension

OPC Comments: No objection.

189/20 Reference: 20/03152/PREAPP
Address: Itchel Home Farm, Itchel Lane, Crondall, Farnham
Description: Development of a 100MW battery storage system and associated infrastructure.

Hart DC Cllr Dorn was invited to explain the process of commenting on an application in a neighbouring parish and also explained Crondall Parish Council's safety concerns on this application.

OPC Comments: Councillors agreed to write and support Crondall Parish Council's objection.

Previous planning application decisions

Decisions as listed on the Planning List were noted.

P170/20 Pre-Applications

Pre-application advice as listed on the Planning List was noted.

P171/20 Planning Appeals

Planning appeals as listed on the Planning List were noted.

P172/20 Tree applications and decisions

Reference: 21/00210/CA

Address: The Close, 133 High Street, Odiham RG29 1NW



Description: T1 - Sweet Chestnut - Reduce by 2-3m all round. Leaving a finished height of 10m and radius of 6m

OPC Comments: No objection.

Reference: 21/00214/CA

Address: The White House, 36 High Street, Odiham RG29 1LG

Description: T1 - Magnolia - To reduce by 2-3m leaving a finished height of 6m and a radius of 4m

OPC Comments: No objection.

Reference: 21/00248/CA

Address: 1 Manley James Close, Odiham RG29 1AP

Description: To fell one of three large leyland cypress trees in rear section of garden which falls into the conservation area. First tree takes up a considerable area of a small garden and blocks light. It is also growing over neighbouring garages. Also to reduce diameter of lower section of two remaining trees by 1-1.5m again due to size in small garden and light issues

OPC Comments: No objection.

Reference: 21/00345/CA

Address: Holly House, 53 High Street, Odiham RG29 1LF

Description: T1 - Acacia located on South/Western boundary, reduce by up to 2.5 - 3m on top to suitable growth points, current height 20m finishing height of 17m. Laterally reduce sides by up to 2m to make windstrong following recent failure of surrounding trees. Current Spread 14m, finishing spread of 12m. Exempt works - ivy will be severed at base of stem.

OPC Comments: No objection.

Tree decisions as listed on the Planning List were noted.

P173/20 Planning correspondence

- i) The Chair had received correspondence from the Hart DC Planning Case Officer for NP site, land east of Hook Road. The Case Officer had not yet completed his assessment and was waiting for feedback from other consultees.
- ii) Correspondence between residents and Hampshire CC had been copied to OPC relating to the Rye Common application. Hampshire CC had notified residents that the application decision would be deferred to May.
- iii) The Chair and Cllr McFarlane had attended a meeting relating to the Shapley Heath project. The meeting had raised objection to the project governance due to the number of Hart DC Officers taking seats on the thematic groups. A draft letter of objection had been circulated to Members prior to the meeting which was agreed and would be forward to Hart DC. (Proposed by Cllr Verdon, seconded by Cllr Coleman, ALL in favour).



P174/20 To receive a verbal update from the Chair on the Odiham Conservation Area Appraisal

The Chair reported she hoped to receive a draft Appraisal document from the Consultant within a few days. Following a meeting with the Hart DC Tree Officer, she would be looking to see reference to the importance of trees in the Conservation Area.

Hart DC Dorn was invited to speak on behalf of Hart and urged Councillors to ensure all the important characteristics listed in the Appraisal make reference to the reasons why they are considered to be important.

P175/20 To note the date of the next meeting:

Tuesday 9 March 2021 at 7.30 pm

There being no further business the meeting closed at 8.28 pm.

Signed.....

Date.....