



## **BLACKWATER AND HAWLEY TOWN COUNCIL**

### **Minutes of the Planning & Payments Committee Meeting Monday 19<sup>th</sup> June 2023 at 7.15pm Hawley Memorial Hall, Hawley Green GU17 9BW**

#### **Present – Councillors:**

Brian Blewett  
Bob Harward  
Terry Hunt (Chair)  
Daisy Khepar  
Trish Monks  
Sara Usher

#### **In attendance:**

Jo Shaw

#### **P&P5644 Apologies for Absence**

Apologies for absence were received from Cllrs Dave Lister and Alex Worrall.

#### **P&P5645 Declarations of Councillor Interests**

There were no declarations of Councillor interests.

#### **P&P5646 Democratic Fifteen Minutes**

There were no members of the public present.

#### **P&P5647 Minutes**

Councillors approved the minutes of the Planning and Payments Committee meeting held on 22<sup>nd</sup> May 2023.

#### **P&P5648 Matters Arising**

There were no matters arising from the minutes of the Planning and Payments Committee meeting held on 22<sup>nd</sup> May 2023.

#### **P&P5649 Planning Matters**

##### **a) Planning Applications received from Hart District Council since the last meeting for comment.**

After careful consideration and discussion, Councillors resolved to make the following comments:

23/01064/FUL	39A Kingsway Blackwater Camberley GU17 0JJ	Conversion of one x one-bedroom flat to two x one-bedroom flats (retrospective), non-material amendments to the elevations and a single storey side extension	<b>OBJECTION See Appendix A</b>
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23/00807/HOU	Church Lodge Hawley Road Blackwater Camberley Hampshire GU17 9BJ	Removal and raising of the roof height of the existing bungalow to create a first floor and erection of an open front porch.	Councillors have no objection to the proposal.  Due to the design being reasonably in keeping with the area and the relatively open nature of the location, B&HTC have no reason to object to the nature of the proposal. However, it is felt that sensitive consideration should be given with regard the overlooking of neighbouring properties, which have enjoyed many years of privacy.
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**b) TPO/Other Applications – None Received**

**P&P5650 Hart District Council Planning Consultation**

Councillors noted Hart DCs public consultation for the following draft supplementary planning documents (SPDs):

- a) Cycle and Car Parking in New Development SPD**  
Setting out the Hart DC's approach to cycle and car parking provision in new developments, including parking standards
- b) Viability Appraisals in New Development SPD**  
Setting out Hart DC's approach to viability in the context of developer contributions.

**RESOLVED** to provide the following response to the consultation:

In acknowledging the necessity for a complete overhaul of the policies for Cycling and Car Parking within Hart (not uniquely in relation to 'New Developments'), Blackwater & Hawley Town Council fully support the common-sense approach of Winchfield Parish Councils' response to the consultation.

Whilst Blackwater and Hawley don't share entirely the same experiences as the more rural Winchfield, we consider that most of the points addressed in their response are both reasonable and relevant to all new developments in the District.



**P&P5651 Accounts for Payment**

Councillors noted and approved the following payments made since the last meeting of the Town Council

- a) Direct Debit Analysis May 2023 in the amount of £35,140.46 (gross)
- b) BACS Analysis report compiled 24<sup>th</sup> May 2023 in the amount of £3,622.96 (net) no's 23/123 to 23/126.
- c) BACS Analysis report compiled 31<sup>st</sup> May 2023 in the amount of £2,474.47 (net) no's 23/127 to 23/136.
- d) BACS Analysis report compiled 7<sup>th</sup> June 2023 in the amount of £5,885.15 (net) no's 23/137 to 23/147.
- e) Petty Cash Analysis May 2023

**P&P5652 Other Business – not for decision**

**Extension to Temporary Closure, Blackwater & Hawley Footpath 505**

Councillors noted the correspondence received from Hampshire Countryside Service giving notice of the Order closing the above footpath for a period of 12 months or until completion of the works, whichever is sooner to allow for bridge repair works

The meeting ended at 7.45 pm

Chair \_\_\_\_\_



## **APPENDIX A**

### **23/01064/FUL**

#### **39A Kingsway Blackwater Camberley GU17 0JJ**

Conversion of one x one-bedroom flat to two x one-bedroom flats (retrospective), non-material amendments to the elevations and a single storey side extension

#### ***Blackwater & Hawley Town Council Object to this proposal.***

Applications for development at 39a Kingsway have been submitted over a number of years, and most refused, with good reason.

The area of Myrtle Drive, Kingsway and Rycroft Garden are renown for long standing parking issues as a result of the parking standards and facilities provided at the time of construction. The parking provision for the application is woefully inadequate and unrealistic. This would, no doubt, add to the congestion on the surround streets, especially given the property occupies a position on a junction with Kingsway, exacerbating the already problematic parking issues and associated safety implications. The requirement for dropped kerbs on a previously permitted planning application has not been adhered to, nor is it being enforced.

The proposed bin storage would not be practical if the parking proposals were permitted, highlighting further the lack of acceptable parking provision. Even if 3 small cars were able to use the parking space provided, its felt that there would be no option but to leave the bins on the pavements permanently. Both unsightly and unneighbourly.

Although Myrtle Drive is unaffected directly by flooding, this development immediately neighbours Flood Risk 1 and 2 areas. Every development which increases dependency on the sewerage and water systems in the area, while reducing areas of ground where rainwater can naturally soak away, is adding to the severe flooding problems being experienced by a number of residences along Kingsway, on an increasingly frequent basis. This is not helped when the planning requirement for suitable permeable surfaces to be used, are ignored and not enforced.

When the initial application for 4 x 1 bed flats was made, it was questioned as to whether all flats met the Nationally Described Space Standards. From the information provided in the current application, whereby the living space is shown to be barely reaching min standards for a single property, and well short of a double, this is a matter which needs attention to details, if it is to even be considered.

Given the history of not adhering to planning conditions at this site, showing a lack of regard for the planning process and lack of respect for the neighbourhood, B&HTC are emphatically opposed to this application and strongly recommend the attention of planning enforcement to ensure compliance with all conditions currently not adhered to.