

EASTLEIGH LOCAL AREA COMMITTEE

Tuesday, 13 October 2020 (7:00 pm – 9:40 pm)

PRESENT:

Councillor Campbell (Chairman); Councillors Bourne, Clarke, Irish, Mann and Tyson-Payne

Apologies for absence were received from Councillor Bicknell and Doguie

RESOLVED ITEMS (SUBJECT TO QUESTIONS ONLY)

126. MINUTES

RESOLVED -

That the Minutes of the meeting held on 15 September 2020 be confirmed and signed by the Chair as a correct record.

127. DECLARATIONS OF INTEREST

There were no declarations of interest in relation to items of business on the agenda.

128. PUBLIC PARTICIPATION

There was no public participation on this occasion.

129. CHAIR'S REPORT

The Chair reported that virtual ceremonies would be held to commemorate Remembrance Sunday and Armistice Day as public gatherings at the memorial were not possible. It was recognised that not all residents had digital access so residents, schools and local businesses were asked to put poppies on the bandstand in Eastleigh as a visual tribute to those who had lost their lives serving their country. A doorstep silence was also encouraged and for residents to decorate their homes with poppies.

The Chair confirmed that there would be Christmas lights and a tree on display in Eastleigh town centre, but the fireworks had been cancelled due to Covid. Further details about activities to celebrate the festive season were to be released in the next few weeks.

The Chair thanked Scott Steel and the Team at Kamm Civil Engineering Limited who had provided, free of charge, the labour plant machinery, sub soil and top soil to complete the mounds on the Lawn Road Recreation

Ground. It was confirmed that the Stoneham Park play areas were now open.

The Chair announced that the Administration Committee had agreed to conduct a Community Governance Review to consult with Eastleigh residents whether they would like the non-parished area of Eastleigh to become parished as this would give local residents a greater control over community assets and would enable them to have more input into local decision-making. The public consultation will take place later this year.

130. EMERGENCY MOTION - STONEHAM LANE FOOTBALL COMPLEX

Councillor Bourne moved the following motion:

That this Local Area Committee notes that we are extremely lucky to have the fantastic Stoneham lane football complex on our doorstep so that boys, girls and adults can play the beautiful game and AFC Stoneham have an amazing new home ground. Disappointingly the access to this facility under the motorway bridge has a large number of lights not working and the access from the overflow car park does not have a safe pedestrian crossing. The Local Area Committee calls upon Hampshire County Council and Highways England to treat these issues with the upmost of urgency. Hundreds of children access this facility every week and need to do so safely especially with the evenings getting darker.

RESOLVED –

That the motion be approved.

131. PRESENTATION ON PLANNING GUIDELINES

A short pre-recorded presentation was given on guidelines that had to be taken into account when determining planning applications; in particular the issues that could, and could not, be taken into account. This was set against the broader policy framework.

132. PLANNING APPLICATION - EASTLEIGH RAIL WORKS, CAMPBELL ROAD, EASTLEIGH, SO50 5AD - F/20/87841

The Committee considered the report of the Head of Development Management (Agenda item 7) concerning Full planning permission for demolition of existing buildings and erection of up to 2,444 sq. m of floorspace (GIA) for use within: Class B1(c); Class B2 and / or Class B8; provision for 'open storage' (Class B8) from up to circa 2.5 hectares (part permanent and part temporary); alterations to access including road widening, new footpath and creation of new vehicular access via Campbell Road; installation of acoustic barrier; and associated works including parking, services, landscaping, infrastructure and groundworks. (Ref: F/20/87841).

The Committee were updated as follows:

- HCC Highways have confirmed no in principle objection to the additional highways information submitted but full formal comments are awaited.
- An updated Air Quality Assessment had now been received. This concludes that the development will have a negligible impact on local air quality but comments are awaited from the Council's Environmental Health Officer.
- Comments have now been received from the Council's Ecologist on the additional information submitted – no objection has been raised subject to conditions concerning drainage, landscaping and any vegetation clearance works.
- Conditions regarding site contamination had now been agreed – these conditions accord with those recommended by Environmental Health and the Environment Agency in their formal consultation responses but allow a phased approach where different areas of the site would be developed / brought into use before others.
- Minor changes had been made to the wording of conditions 7 and 8 (hours controls and external storage heights) for clarity.

RESOLVED -

Subject to:

- i) The completion of outstanding consultations in respect of highways and air quality;**
- ii) the completion of a Habitats Regulations Assessment for the development by the Local Planning Authority and the undertaking of subsequent consultation with Natural England where required; and**
- iii) any necessary additions or amendments to conditions.**

To delegate back to the Head of Housing and Development in conjunction with the Chair and Vice Chair of Eastleigh Local Area Committee to PERMIT subject to conditions.

[NOTES: (A) One local resident spoke in objection to the application citing concerns with noise, lighting and the need for the barrier fence to be installed in the first instance. (B) The applicant and the agent spoke in support of the application stating that the development of the site would protect the ongoing employment function and amenity of the wider area.]

133. PLANNING APPLICATION - EASTLEIGH RAIL WORKS, CAMPBELL ROAD, EASTLEIGH, SO50 5AD - X/20/87325

The Committee considered the report of the Head of Development Management (Agenda item 8) concerning a variation of condition 7 of planning permission F/19/85287 to allow the approved hours of opening to

members of the public and commercial customers to be extended to 0600 to 2300 hours Monday to Friday and 0800 to 2000 hours on Saturdays, Sundays and Public Holidays. (Ref X/20/87325).

RESOLVED –

To PERMIT subject to the conditions as set out in the agenda.

[NOTES: (A) One local resident spoke and three local residents submitted a written statement in objection to the application citing concerns over noise, appearance, traffic movement, lighting and quality of living. (B) The agent and the applicant spoke in support of the application stating that there would be a low number of vehicles coming to and from the site, it would grow local business and protect jobs.]

134. PLANNING APPLICATION - DUTTON LANE CAR PARK, DUTTON LANE, EASTLEIGH, SO50 6YE - F/20/88034

The Committee considered the report of the Head of Development Management (Agenda item 9) concerning an application for continued use as a long stay car park, for 5no. year, granted by planning permission. (Ref:F/15/75880).

RESOLVED -

Subject to:

- i) A 14 day re-consultation period to temporarily extend the hours of operation; and**
- ii) any necessary amendments to conditions.**

To delegate back to the Head of Housing and Development in conjunction with the Chair and Vice Chair of Eastleigh Local Area Committee to PERMIT subject to conditions and securing an Air Quality Management contribution.

135. PLANNING APPEALS

The Head of Legal Services reported:-

- a) that the following appeals had been allowed:-

Eastleigh Service Station, 109 Southampton Road, Eastleigh, SO50 5QT

Appeal against a refusal for the display of a free standing digital advertising board. (A/20/87493)

This was a delegated decision.

RESOLVED -

That the report be noted.

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