



NOTICE OF MEETING

PLANNING COMMITTEE

WEDNESDAY, 9 OCTOBER 2013 AT 2.00 PM

EXECUTIVE MEETING ROOM - THE GUILDHALL

Telephone enquiries to Lucy Wingham
Email: lucy.wingham@portsmouthcc.gov.uk

Membership

Councillor David Fuller (Chair)
Councillor Les Stevens (Vice-Chair)

Councillor Darron Phillips
Councillor Jacqui Hancock
Councillor Margaret Foster
Councillor Sandra Stockdale

Councillor Ken Ellcome
Councillor Robert New
Councillor April Windebank
Councillor John Ferrett

(NB This Agenda should be retained for future reference with the minutes of this meeting.)

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Deputations by members of the public may be made on any item where a decision is going to be taken. The request should be made in writing to the contact officer (above) by 12 noon of the working day before the meeting, and must include the purpose of the deputation (for example, for or against the recommendations). Email requests are accepted.

AGENDA

- 1 Apologies
- 2 Declaration of Members' Interests
- 3 Minutes of the Planning Committee meeting held on 11 September 2013

The minutes of the Planning Committee meeting held on 11 September 2013 are attached.

RECOMMENDED that the minutes of the Planning Committee meeting held on 11 September 2013 be agreed and signed by the chair as a correct record.

4 Updates provided by the City Development Manager on previous planning applications

5 Planning appeal decision at 37 Rugby Road, Portsmouth

This report is to advise the committee of the outcome of the appeal.

RECOMMENDED that the report be noted.

A planning application was considered by the Planning Committee at its meeting on 27 February 2013. The application, for the construction of a part single, part two-storey rear extension, was recommended by officers for permission. This recommendation was overturned and the planning application was refused with the reason for refusal referring to the proposal having an overbearing relationship with neighbouring properties and resulting in an unacceptable loss of light.

The inspector considered that there would "remain a small yard between the extension to no. 35 and its garage that would be overshadowed by the first floor element of the scheme" and that"there would be some loss of sunlight and daylight to the ground and first floor rear-facing windows and to the very small yard behind the ground floor rear room of no. 35...."

The Inspector dismissed the appeal on the basis that the proposal "would unacceptably impact on the living conditions of existing and future occupiers of 35 Rugby Road, Southsea, contrary to Policy PCS23".

6 Enforcement appeal decision relating to land rear of 5-7 Spur Road, Cosham (Pages 1 - 4)

Purpose

To advise the committee of the outcome of the appeal.

RECOMMENDED that the report be noted.

A report by the City Development Manager is attached.

7 Planning Applications (Pages 5 - 38)

1 13/00860/PLAREG - 12 St Johns Road, Portsmouth - Retention of

log cabin.

- 2 13/00864/HOU - **13 Marion Road, Southsea** - Construction of single storey side/rear extension (following demolition of existing lean to) (Revised scheme 12/01321/HOU).

- 3 13/00940/FUL - **22 Priorsdean Avenue, Portsmouth** - Change of use from dwelling house (Class C3) to purposes falling within Class C4 (house in multiple occupation) or Class C3 (dwelling house).

- 4 13/00853/FUL - **Land East of M275 Tipner Lane, Portsmouth** - Construction of Park and Ride facility with a single-storey passenger waiting building/canopy, together with access, landscaping, boundary treatment and associated works, including maintenance access route, at land to east of M275.

- 5 12/00422/VOC - **Wheel of Fortune Building, Clarence Esplanade, Southsea** - Application to remove Condition 3 attached to 10/00725/FUL which restricted the use of the flats to employees of Billy Manning Ltd.

- 6 13/00989/FUL - **Fontenoy House, Grand Parade, Portsmouth** - Construction of single storey extension to roof to form 2 flats to include raising of existing parapet wall, installation of balustrading and extension to existing external fire escape (Re-submission of 13/00536/FUL).

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