

City of Portsmouth MEMBERS' INFORMATION SERVICE

NO 38

DATE: FRIDAY 22 SEPTEMBER 2017

The Members' Information Service produced in the Community & Communication Directorate has been prepared in three parts:

Part 1 - Decisions by the Cabinet and individual Cabinet Members, subject to Councillors' right to have the matter called in for scrutiny.

Part 2 - Proposals from managers which they would like to implement subject to Councillors' right to have the matter referred to the relevant Cabinet Member or Regulatory Committee; and

Part 3 - Items of general information and news.

Part 1 - Decisions by the Cabinet

The following decisions have been taken by the Cabinet (or individual Cabinet Members), and will be implemented unless the call-in procedure is activated. Rule 15 of the Policy and Review Panels Procedure Rules requires a call-in notice to be signed by any 5 members of the Council. The call-in request must be made to democratic@portsmouthcc.gov.uk and must be received by not later than 5pm on the date shown in the item.

If you want to know more about a proposal, please contact the officer indicated. You can also see the report on the council's web site at www.portsmouth.gov.uk

	WARD	DECISION	OFFICER CONTACT
1		Cabinet Member for Environment & Community Safety's Decision Meeting - 21 September 2017. Councillor Robert New made the following decisions:	Jane Di Dino Local Democracy Officer Tel: 9283 4060

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		<p>Health & Safety Intervention Plan 2017/ 2010. Approved the manner in which Regulatory Services delivers its health and safety responsibilities in 2017/ 2020 as set out in Appendix 1.</p> <p>Assessment of Air Quality - Annual Statement Report 2016. Approved:</p> <ul style="list-style-type: none"> • The conclusions and publication of the 2016 ASR as attached as Appendix 1. • The conclusions and publication of the 2017 SAS as attached as Appendix 2. <p>NB Call-in date: 29 September 2017</p>	

Part 2 - Proposals from Managers for Implementation

APART FROM THE PLANNING APPLICATIONS, THERE ARE NOT PART 2 ITEMS THIS WEEK

PLANNING APPLICATIONS TO BE DETERMINED BY CITY DEVELOPMENT MANAGER

The City Development Manager will exercise her powers to determine the following applications in accordance with the proposed decision for each application unless a Councillor requests the application be referred for decision to Committee.

Your request should be made to the **Assistant Director of Culture & City Development** by telephoning **the validation team (023 9283 4826 or 023 9283 4339 answerphone)** and must be received not later than **5pm on Friday 29 September 2017**. You can also make contact by letter or by e-mail to planningreps@portsmouthcc.gov.uk. If you wish to know more about a particular application, please contact the Case Officer indicated.

Item No	Application No Ward	Location Description of Development	Planning Officer's Comments	Case Officer Proposed Decision
2	17/01286/FUL Paulsgrove	<p>20 Lydney Close Portsmouth PO6 3QG</p> <p>Change of use from dwelling house (Class C3) to purposes falling within Class C4 (house in multiple occupation) or Class C3 (dwelling house)</p>	<p>Two representations have been received raising objection to the principle of an HMO (but no details of the grounds of objection).</p> <p>With regards to the density of HMO's within the neighbouring area (50m radius), granting permission for this change of use would take the overall percentage of HMO's to 3.03%, which is below the 10% threshold identified in the HMO SPD.</p> <p>The Parking Standards and Transport Assessments SPD identifies that the change of use from C3 to C3/C4 would not require any additional spaces to be provided. Further to this, if there are five or more occupants residing in the property, a mandatory licence would be required from the Private Sector Housing Department. Matters of waste and cycle storage can be controlled through suitably worded planning conditions.</p> <p style="text-align: right;">/Cont'd ...</p>	<p>Niall McAteer</p> <p>Tel: 023 9268 8882</p> <p>Conditional Permission</p>

Item No	Application No Ward	Location Description of Development	Planning Officer's Comments	Case Officer Proposed Decision
3	17/01360/FUL Baffins	<p>42 Tokio Road Portsmouth PO3 5AT</p> <p>Change of use from dwellinghouse (Class C3) to purposes falling within Class C4 (house in multiple occupation) or Class C3 (dwelling house)</p>	<p>It is considered that the occupation of the property as a Class C4 HMO would not be materially different to that of a large family dwellinghouse and would not therefore have a significant impact with regard to noise and/or disturbance. There is separate legislation to address issues with noise and disturbance and the planning authority cannot restrict who occupies the property.</p> <p>Six representations have been received raising objection on the grounds of: (a) increase in overcrowding; (b) increase in parking demand; (c) effect on local community; (d) increase in noise and disturbance; (e) health and safety risks associated with increased vehicle movements; (f) increase in rubbish; and (g) erosion of family area.</p> <p>With regards to the density of HMO's within the neighbouring area (50m radius), granting permission for this change of use would take the overall percentage of HMO's to 3.07%, which is below the 10% threshold identified in the HMO SPD.</p> <p>The Parking Standards and Transport Assessments SPD identifies that the change of use from C3 to C3/C4 would not require any additional spaces to be provided. Further to this, if there are five or more occupants residing in the property, a mandatory licence would be required from the Private Sector Housing Department. Matters of waste and cycle storage can be controlled through suitably worded planning conditions.</p> <p>It is considered that the occupation of the property as a Class C4 HMO would not be materially different to that of a large family dwellinghouse and would not therefore have a significant impact with regard to noise and/or disturbance. There is separate legislation to address issues with noise and disturbance and the planning authority cannot restrict who occupies the property.</p>	<p>Niall McAteer</p> <p>Tel: 023 9268 8882</p> <p>Conditional Permission</p>

Item No	Application No Ward	Location Description of Development	Planning Officer's Comments	Case Officer Proposed Decision
4	17/01371/LBC St Jude	Brankesmere Queens Crescent Southsea Construction of storm porch (after removal of existing)	One representation has been received raising objection; these do not relate specifically to the proposed alterations to the listed building but rather to inconsiderate construction methods during other works at the property and noise/disturbance at unsympathetic hours which has previously caused discomfort. There will inevitably be some disruption and inconvenience during the period of construction, however, this would not be considered to justify refusal of planning application. Instead, these matters could be controlled by other environmental legislation.	Niall McAteer Tel: 023 9268 8882 Conditional Consent
5	17/01374/HO U Drayton & Farlington	15 Lower Farlington Road Portsmouth PO6 1JQ Construction of single storey rear extension	Two representations have been received raising objection on the grounds of: (a) proposed kitchen window to south elevation will cause loss of privacy and affect wellbeing; (b) height and position of decking will cause increased overlooking and loss of privacy; (c) proposed 2m high privacy screen will lead to increased sense of enclosure and loss of light; (d) impact ability to sell property; (e) devalue the value of property; (d) set a precedent for future development; (e) height of extension is higher than normal and will cause loss of light and privacy; (f) as proposed extension is higher than neighbouring extension, would stop any maintenance to fascias etc. The proposed windows at ground floor level to the south elevation, could be carried out utilising Householder Permitted Development Rights, the new windows would therefore not require planning permission. Amended plans have been received (14.09.2017) removing the raised decking and privacy screen that were originally proposed to the rear elevation, and introduced a set of access stairs. The revised plans are considered to safeguard the privacy of the occupiers of the adjoining properties and to comply with policy PSC23 of the	Jane Thatcher Tel: 023 9243 7932 Conditional Permission

Item No	Application No Ward	Location Description of Development	Planning Officer's Comments	Case Officer Proposed Decision
6	17/01414/FUL Charles Dickens	<p>81 Crown Court Crown Street Portsmouth</p> <p>Change of use from dwelling house (Class C3) to purposes falling within Class C4 (house in multiple occupation) or Class C3 (dwelling house)</p>	<p>Portsmouth Plan. The proposed extension is considered to represent an acceptable form of development that would be in keeping with the existing house and its surroundings. Issues relating property value and its resale are not considered material planning considerations and access for maintenance is a private interest matter between owners.</p> <p>Two representations have been received raising objection on the grounds of: (a) increased noise and disturbance; (b) increased comings and goings; and, (c) impact on adjoining families.</p> <p>With regards to the density of HMO's within the neighbouring area (50m radius), granting permission for this change of use would take the overall percentage of HMO's to 2.73%, which is below the 10% threshold identified in the HMO SPD.</p> <p>The Parking Standards and Transport Assessments SPD identifies that the change of use from C3 to C3/C4 would not require any additional spaces to be provided. Further to this, if there are five or more occupants residing in the property, a mandatory licence would be required from the Private Sector Housing Department. Matters of waste and cycle storage can be controlled through suitably worded planning conditions.</p> <p>It is considered that the occupation of the property as a Class C4 HMO would not be materially different to that of a large family dwellinghouse and would not therefore have a significant impact with regard to noise and/or disturbance. There is separate legislation to address issues with noise and disturbance and the planning authority cannot restrict who occupies the property.</p>	<p>Niall McAteer</p> <p>Tel: 023 9268 8882</p> <p>Conditional Permission</p>

Part 3 - Information and News Items

FRIDAY 22 SEPTEMBER 2017

	WARD		OFFICER CONTACT
7		<p>Economic Development, Culture & Leisure Scrutiny Panel - 15 September</p> <p>The EDCL Scrutiny Panel met to discuss future topics and it was agreed to recommend the following areas for review, in order of preference:</p> <ul style="list-style-type: none"> • The Port • The University of Portsmouth • Creative Industries <p>Each of these topics would have regard to the economic impact on the city and links to local employment.</p> <p>These are submitted for consideration by the Scrutiny Management Panel on 29 September.</p>	<p>Joanne Wildsmith Local Democracy Officer Tel: 9283 4057</p>
8		<p>Traffic, Environment & Community Safety Scrutiny Panel - 20 September</p> <p>The panel continued its review of general parking issues in Portsmouth with a view to considering alternative strategies and resolved that a public questionnaire be prepared.</p>	<p>Jane Di Dino Local Democracy Officer Tel: 9283 4060</p>
9		<p>Planning Committee - 20 September 2017</p> <p>The Planning Committee noted the recent inspector decisions and made the following decisions on the planning applications:</p> <p>17/01014/PLANREG - 110-114 Palmerston Road, Southsea, PO5 3PT - Retrospective application for installation of outward opening windows fronting Palmerston Road and Auckland Road West.</p> <ul style="list-style-type: none"> - This application was refused. 	<p>Lisa Gallacher Local Democracy Officer Tel: 9283 4056</p>

/Cont'd ...

	WARD	OFFICER CONTACT
	<p>17/00224/OUT - Former Dairy Site, Station Road, Portsmouth, PO6 1PL - Outline application for the construction of up to 108 dwellings (principle of access only to be considered).</p> <ul style="list-style-type: none"> - Delegated authority was granted to the Assistant Director of Culture & City Development to grant conditional outline permission subject to the conditions listed within the report and subject to the prior completion of an agreement pursuant to section 106 Town and Country Planning Act 1990 to secure planning obligations with principal terms as outlined in the report. <p>17/00265/FUL - 50 Hudson Road, Southsea, PO5 1HD - Change of use from purposes falling within a C3 (dwellinghouse) or C4 (house in multiple occupation) to house in multiple occupation for more than 6 persons (Sui Generis).</p> <ul style="list-style-type: none"> - This application was refused. <p>17/00793/PLAREG - Public House, 119 Somers Road, Southsea - Retrospective application for the installation of new windows & doors with the formation of new doorways and further alterations to include tiling & blocking up of a doorway and window.</p> <ul style="list-style-type: none"> - This application was granted retrospective planning permission. <p>17/01029/FUL - 17 Marmion Road, Southsea, PO5 2AT - Change of use from Class A1 (shops) to Class A3 (Restaurant and Cafes) including rear located extract duct.</p> <ul style="list-style-type: none"> - This application was refused. <p>17/01272/FUL - 26 Jersey Road, Portsmouth, PO2 7PY - Change of use from residential dwelling (Class C3) to purposes falling within Class C4 (house in multiple occupation) or Class C3 (dwelling house).</p> <ul style="list-style-type: none"> - This application was granted conditional permission. <p>17/01189/FUL - 43 Edmund Road, Southsea, PO4 0HZ - Change of use from a house in multiple occupation (Class C4) to an 8 bedroom house in multiple occupation (Sui Generis).</p> <ul style="list-style-type: none"> - This application was granted conditional permission. 	<p style="text-align: right;">/Cont'd ...</p>

	WARD		OFFICER CONTACT
		<p>17/01192/HOU - 22 Exeter Road, Southsea, PO4 9PZ - Construction of first floor extension to rear elevation to include installation of flat roof to remaining section of ground floor rear projection. - This application was granted conditional permission.</p> <p>17/01214/HOU - 56 Stubbington Avenue, Portsmouth, PO2 0JA - Formation of dropped kerb/access to serve hardstanding. - This application was refused.</p> <p>17/01329/FUL - 5 Edmund Road, Southsea, PO4 0LL - Change of use from purposes falling within class C4 (house in multiple occupancy) to a 8-bed house in multiple occupation (sui generis). - This application was granted conditional permission.</p> <p>17/00920/FUL - 59 Liss Road, Southsea, PO4 8AS - Change of use from purposes falling within Class C4 (house in multiple occupation) or Class C3 (dwelling house) to a 7 bedroom house in multiple occupation (Sui Generis). - This application was deferred.</p> <p>17/01215/FUL - 1 Edmund Road, Southsea, PO5 3LS - Change of use from purposes falling within Class C4 (house in multiple occupation) to a 7 bedroom house in multiple occupation (Sui Generis). - This application was deferred.</p> <p>17/01240/FUL - 63 Jessie Road, Southsea, PO4 0EJ - Change of use from purposes falling within class C4 (house in multiple occupation) to 7 bedroom house in multiple occupation (Sui Generis). - This application was refused.</p> <p>17/01243/FUL - 61A Osborne Road, Southsea, PO5 3LS - Change of use from maisonette (Class C3) to form 10 person 6 bedroom house in multiple occupation (Sui Generis). - This application was withdrawn from the agenda by the applicant before the meeting.</p>	

	WARD		OFFICER CONTACT
10		<p>Cabinet - Thursday 28 September at <u>12 noon</u> in the Executive Meeting Room, third floor, the Guildhall</p> <p>The Cabinet will consider the following reports:</p> <ul style="list-style-type: none"> • Education, Children & Young People (ECYP) Scrutiny Panel's report into Child Sexual Exploitation - with response report by Director of Children's Services • Economic Development, Culture & Leisure (EDCL) Scrutiny Panel's Review on Smart Cities with response report by Assistant Director of Culture & City Development • Revenue Budget Monitoring 2017/18 Quarter 1 - to end June 2017 • Treasury Management Outturn Report 2016/17 • Treasury Management Mid-Year Review 2017/18 • Changes to some Cabinet decision meeting dates (information item) 	<p>Joanne Wildsmith Local Democracy Officer Tel: 9283 4057</p>
11		<p>Cabinet Member for Traffic & Transportation's decision meeting - Thursday 28 September at 4pm in the Executive Meeting Room, third floor, the Guildhall</p> <p>Councillor Boshier will consider the following item:</p> <ul style="list-style-type: none"> • Use of Camera Technology to improve Road Safety and Network Management 	<p>Joanne Wildsmith Local Democracy Officer Tel: 9283 4057</p>
12		<p>Scrutiny Management Panel Meeting - Friday 29 September at 3pm in Conference Room A, second floor, the Civic Offices.</p> <p>The Scrutiny Management Panel will consider the following item:</p> <ul style="list-style-type: none"> • Work Programme 2017/18 for the themed scrutiny panels (other than TECS) 	<p>Vicki Plytas Senior Local Democracy Officer Tel: 9283 4058</p>

	WARD		OFFICER CONTACT
13	Fratton	<p>Fratton Big Local - Kingston Recreation Ground play area improvements</p> <p>Fratton Big Local (FBL) have undertaken extensive local consultation before preparing outline proposals for improvements to the play facilities at Kingston Park. FBL approached the city council for assistance in procuring and delivering the identified improvements and a small PCC project team have worked with FBL to procure a preferred contractor (Timberplay). The cost of the works will be £277,000 and this has been fully funded from external contributions.</p> <p>The project is proposed to commence on site following the October school half-term holidays and be completed by February 2018 school half-term holidays.</p> <p>Copies of the proposed play layout are available on request.</p>	<p>Adrian Rozier Parks Service Tel: 9283 4686</p>
14	Charles Dickens	<p>Diane Russel Court, 81 Kingston Road, PO2 7DX Appeal Ref: 16/02001/FUL Appeal Lodged: 13 March 2017 Appeal Start Date: 14 September 2017</p> <p>An appeal has been lodged against the refusal of planning permission for Construction of mansard roof and new floor level to form an additional six self-contained flats</p> <p>This appeal will be dealt with by the written representation procedure</p> <p>This appeal was on the MIS List last week. It has a new timetable to conjoin with the appeal on the same site.</p>	<p>Nicholas Smith Planning Services Tel: 9284 1995</p>
15	Charles Dickens	<p>Diane Russel Court, 81 Kingston Road, PO2 7DX Appeal Ref: 17/00619/FUL Appeal Lodged: 25 August 2017 Appeal Start Date: 14 September 2017</p> <p>An appeal has been lodged against the refusal of planning permission for Construction of new floor level and mansard roof to form an additional six self-contained flats</p> <p>This appeal will be dealt with by the written representation procedure.</p>	<p>Nicholas Smith Planning Services Tel: 9284 1995</p>

LICENSING ACT 2003 – APPLICATIONS RECEIVED BY THE LICENSING AUTHORITY

The Licensing Authority has received the following applications in accordance with the Licensing Act 2003. The table below outlines the premises location, a brief description of the application and the closing date by which responsible authorities or other persons may make representations.

Members should be aware that representations may only be made on the grounds of one or more of the licensing objectives. These are: “the prevention of crime and disorder”, “the prevention of public nuisance”, “public safety” and “the protection of children from harm”. Any representation must be in writing and should, where possible, include evidence to support the licensing objectives. Representations should not be frivolous or vexatious.

If you have any queries relating to any of the applications outlined below, please contact the Licensing Section, Telephone number: 023 9283 4607 or email: Licensing@portsmouthcc.gov.uk.

Item No	Ward	Licence No:	Premises Name and Address	Brief description of application:	Closing date for representations:
16	Nelson	17/03826/ LAPREM	Lidl UK GmbH 55-73 London Road Portsmouth PO2 0BH	Application for a premises licence: Sale of alcohol, Monday to Sunday from 07:00 until 23:00	16 October 2017