

EASTLEIGH LOCAL AREA COMMITTEE

Tuesday, 30 October 2007 (7:00 pm – 9:22 pm)

PRESENT:

Councillor Thomas (Chairman); Councillors Davies-Dear, Head, Irish, Luffman, Moore, Norgate, Mrs Sollitt and Wall

RESOLVED ITEMS (SUBJECT TO QUESTIONS ONLY)

416. PUBLIC PARTICIPATION

Mr Sam Snook raised some concern over Government proposals to introduce a “Pay as you Throw” waste disposal scheme and urged the Committee to consult local residents before any decisions were made to introduce such a scheme in Eastleigh. The Chair noted Mr Snook’s comments.

Mr Prior addressed the Committee with the ongoing situation at the Rookwood School site in Penschurst Way. He reported that he had received a letter from the Ombudsman with reference to the change of use of the Rookwood School building. The Chair thanked Mr Prior and asked him for a copy of the Ombudsman’s report.

417. MINUTES

RESOLVED -

That the Minutes of the meeting held on 31 July 2007 be confirmed and signed by the Chair as a correct record.

418. DECLARATIONS OF INTEREST

Members were invited to declare interests in relation to items of business on the agenda. Any interests declared are recorded in the relevant minute below.

419. INFORMATION FROM THE CHAIR

The Winter Wonderland Event would be held this year on 17 November 2007 in the Town Centre.

The Chairman informed the Committee that the Youth Awards would take place at 7:00 pm on 17 December 2007 and requested that they attend.

The Chairman advised that sadly, Barbara Patching of Eastleigh Carnival Committee was very ill in hospital. Members thoughts were with her and her family.

Councillor Norgate presented the Chairman with a petition with reference to the double yellow lines along Campbell Road. The Chair accepted the petition on behalf of the Head of Legal and Democratic Services.

420. PRESENTATION ON PLANNING GUIDELINES

Development Control staff gave a short presentation 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.

421. PLANNING APPLICATION - 48 KIPLING ROAD, EASTLEIGH

The Committee considered the report of the Head of Development Control (Agenda item 7) concerning an application for the erection of an attached 2 bed dwelling. (Ref: F/07/60902).

The Committee were advised that a response had been received from Southern Water with no material objection.

RESOLVED -

That permission be GRANTED subject to the recommended conditions and reasons set out in the report.

(NOTE: Councillor Moore declared an interest in this item and left the room during the discussion.)

422. PLANNING APPLICATION - UNIT 12, PARHAM DRIVE, EASTLEIGH

The Committee considered the report of the Head of Development Control (Agenda Item 8) concerning an application for the erection of 2.4m steel palisade fence and gate. (Ref: F/07/61011)

The Committee was advised that amended plans were received on 17 October 2007.

RESOLVED -

That permission be GRANTED subject to the recommended conditions and reasons set out in the report.

423. PLANNING APPLICATION - 17 DESBOROUGH ROAD, EASTLEIGH

The Committee considered the report of the Head of Development Control (Agenda Item 9) concerning an application for the conversion of dwelling used as HMO (House in Multiple Occupation) to 4no. 1bed flats with cycle, refuse storage and rear garden. (Ref: F/07/61272)

RESOLVED -

That permission be REFUSED for the following reasons i) If permitted the proposed development, due to the potential for cumulative impact of similar proposals, would adversely affect the character of the area. This being contrary to the provisions of Policy 85.H of the Eastleigh Borough Local Plan Review (2001-2011); and ii) The proposed development failed to make provision for financial contributions towards off-site public open space, social and recreational facilities and integrated transport measures in the locality. This being contrary to Policies 105.T, 147.OS and 191.IN of the Eastleigh Borough Local Plan Review (2001-2011).

(NOTES: (1) The applicant spoke in support of the application. (2) Councillor Thomas declared an interest in this item and left the room for during the discussion.)

424. PLANNING APPEALS

The Head of Legal and Democratic Services reported:-

(a) that the following appeal had been lodged:-

F/07/60458 - 24 Compton Close, Eastleigh - Appeal against refusal of a first floor side and rear extension.

(b) that the following appeals had been allowed:-

F/06/58798 - 5 Exeter Close, Eastleigh – Appeal against refusal for a first floor side extension (above garage) for additional bedroom and associated facilities.

F/06/58800 – 290 Southampton Road, Eastleigh – Appeal against refusal of a proposed conversion of the existing house to form 4 no. one bedroom flats with associated parking, cycle and refuse storage.

RESOLVED -

That the report be noted.

425. MOTION FROM COUNCILLOR JENNY HEAD - HOUSES IN MULTIPLE OCCUPATION

Consideration was given to the following Motion submitted by Councillor Mrs J Head:

“A number of HMOs, particularly in the Eastleigh Town area, are having a disproportionate impact on the quality of life and residential amenity of neighbours and residents.

As a District Council we have a variety of statutory powers and responsibilities which, if coordinated into a new Borough Council Strategy for HMOs, could improve conditions for tenants living in HMOs and reduce their impact on residential amenity.

Officers are requested to undertake a review of current legislative powers and unit responsibilities and prepare an update and coordinated HMO Strategy for the Borough which can be brought to both Local Area Committees and to Council for approval.”

RESOLVED -

That the Motion be adopted.

(NOTE: Councillor Thomas declared an interest in this item took no part in the discussion and did not vote thereon.)

426. HOUSES IN MULTIPLE OCCUPATION

Consideration was given to a report of the Enforcement Team Leader (Agenda item 15) that provided an initial response to a Motion submitted by Cllr Jenny Head to Eastleigh Local Area Committee on Tuesday 30 October 2007 (see minute above). It provided an overview of various legislation regarding Houses in Multiple Occupation (HMOs) and the action being taken by officers to produce a single document to encompass all.

The report was to guide the deliberations of Members when considering the approach being taken by officers to produce an integrated strategy for dealing with Houses in Multiple Occupation (HMOs) in the Borough.

RESOLVED -

That the Strategy be noted and recommended to Cabinet for approval.

427. MOTION FROM COUNCILLOR NORGATE STORAGE OF DANGEROUS SUBSTANCES

Consideration was given to the following Motion submitted by Councillor Norgate:

“Officers are requested to investigate reports that Atlantic Housing Association are storing items contrary to Health and Safety regulations in garages in the ELAC area and if substantiated work with appropriate authorities to ensure that the practices cease.”

RESOLVED -

That the Motion be adopted.

428. REVIEW OF EASTLEIGH LOCAL AREA COMMITTEE SUB GROUPS

Consideration was given to a report of the Chair of the Committee (Agenda Item 11) that contained a recommendation that the sub-groups of Eastleigh Local Area Committee be reviewed.

Members were advised that two of the Sub-Groups had been superseded; Eastleigh LAG had taken over the Eastleigh Town Centre Safety Partnership and the Town Centre Project Board had taken over the Town Centre Project Group. Eastleigh Residents Parking Working Group had not been superseded by another Committee and it was felt although the terms of reference were out of date there was a need for the Working Group to continue.

RESOLVED -

- (1) That Eastleigh Town Centre Safety Partnership and Town Centre Project Group be disbanded; and**
- (2) That Eastleigh Residents Parking Working Group continues with the following terms of reference; The Group will:**
 - review the residents parking scheme in Eastleigh, with a view to improve or change any aspects of residents parking in each zone;**
 - look at new areas which may need to be included in schemes;**
 - deal with problems and concerns raised by residents, the police, local schools, colleges and businesses; and**
 - listen to concerns raised by residents and recommend the appropriate action to be taken.**

429. EASTLEIGH BOROUGH PUBLIC TRANSPORT STRATEGY - BOROUGH-WIDE STRATEGIC BUS NETWORK 2008 - 2011

Consideration was given to a report of the Head of Transportation and Engineering which outlined how, due to a number of factors, but in particular the County Council's re-tendering of services and rising industry costs, the Council's bus subsidy budget would in future be put under further pressure. The opportunity had consequently been taken to prioritise the Council's system of funding and produce the Strategic Bus Network Strategy.

The Council had no statutory obligation to provide subsidies for local bus services, but it had taken the decision to support certain local services which were deemed socially necessary and did not meet the current criteria set for a County Council subsidy. In addition to these direct subsidies, the Council also provided top-up funding for certain County Council contracts in the area.

The main priority in supporting local bus services to, from, within and through the Borough was to maintain connections between main centres of population and nodes, centres of employment, housing and leisure. The services were referred to as the Strategic Bus Network for Eastleigh and constituted services operating a regular frequency at or above one bus per hour during daytime with additional evening and Sunday services at a reduced rate.

Social Dividend Routes generally comprised those services providing an hourly, or less, daytime service, with limited evening and Sunday services. The Social Dividend network was secondary to maintaining the Strategic Network and would therefore be regularly reviewed where the Council provided all or some subsidy.

The Strategic Bus Network policy would assist in identifying how prevailing funds for bus services supported by the Council could be targeted to achieve best value.

RESOLVED -

- (1) That the policy be supported as a means for prioritising existing funding for the Eastleigh Area Bus Network until 2011, as annual funding streams allow, to support services on the strategic network and also the social dividend network of routes; and**
- (2) That the policy be used as a form of assessment when approached for top-up funding for services which are not operated commercially or subsidised by Hampshire County Council or other sources. Services be assessed on the grounds of where a service lies within the adopted policy alongside the cost per head of providing the service and the accessibility profile of services utilising the Council's accessibility model.**

430. URBAN CHARACTER AREA APPRAISALS

Consideration was given to a report of the Acting Head of Planning Policy and Design (Agenda Item 13) which sought approval for the final amended version of the Character Area Appraisal document, following public consultation on the draft, with a view to adopting the work as a supplementary planning document in December 2007.

A summary of comments received during the consultation exercise, with a list of suggested actions, was contained in Appendix ii to the report. A total of 3 people had attended the exhibition in the Civic Offices on 26 July 2007.

The final document would provide better guidance to planning applicants and the Council when considering new development in residential areas.

RESOLVED -

That the Draft Character Appraisal document at Appendix i to the report (available through the Council's website) be recommended to Cabinet for approval as a supplementary planning document (SPD), subject to the proposed amendments listed in the schedule attached to the report as Appendix ii.

431. PARISH AND TOWN COUNCILS IN THE UNPARISHED AREAS

Consideration was given to a report of the Head of Legal and Democratic Services (Agenda Item 16) that gave details of a key element of the Local Government and Public Involvement in Health Bill that intends to devolve the power to create parishes to district/borough and unitary authorities. The report updated the report considered by Cabinet in April 2007, and suggested that a consultation of local opinion be launched to formally open the debate.

Members discussed the financial implications and had concerns over the proposed rise in Council Tax to service Parish/Town Councils. It was noted that issues could arise as a result of where the boundaries would be drawn between parishes.

RESOLVED -

That it be recommended to Cabinet that consideration be given to where boundaries would be drawn between parishes.

432. COMMUNITY SAFETY PLAN 2007/8 AND REVIEW OF LAST YEAR

Consideration was given to a report of the Area Co-ordinator (Agenda Item 17) that summarised key actions taken by this Committee in the last year and sought endorsement of a local Community Safety Plan for 2007/8. All Local Area Committees were required to support and contribute to the Eastleigh Crime & Disorder Strategy 2005/8.

RESOLVED -

- (1) That the progress and achievements made in 2006/7 be noted;**
- (2) That the Eastleigh Local Area Committee Safety Plan 2007/8 attached as Appendix 1 to the report be endorsed; and**
- (3) That this Committee formally requests that the Urban Regeneration Programme Board make provision for a Youth Centre in the centre of Eastleigh.**

433. FINANCE MONITORING AND EXPENDITURE REPORT

Consideration was given to a report of the Area Co-ordinator that contained recommendations for expenditure from the Committee's capital and revenue budgets.

RESOLVED -

- (1) That revenue reserves totalling £856 be allocated to assist with funding urgently needed by the Aviary Residents Group;
- (2) That revenue reserves totalling £1,035 be allocated to Eastleigh Police for the provision of personal cameras;
- (3) That revenue reserves totalling £3,000 be allocated to fund a special clean of the Eastleigh Bus Station area;
- (4) That Developers' Contributions TR 5561- £1,600, TR Z/39589/2 - £5,500, TR F/06/58493 - £1,700 be allocated towards the cost of a cycleway at Boyatt Wood; and
- (5) That Developers' Contributions totalling £8,000 from the Pirelli Grant DC 4771/121 (part), previously allocated for a plinth, be reallocated to the cost of murals and engraved stones; and
- (6) That Developers' Contributions TR 6523/43 (part) £1,125, TR 39378 £3,184 be allocated towards the cost of signage and improved cycle parking facilities at Lakeside Country Park.

434. EASTLEIGH RESIDENTS PARKING WORKING GROUP MINUTES OF MEETING HELD ON 30 JULY 2007**RESOLVED -**

That the Minutes of the meeting of Eastleigh Residents Parking Working Group held on 30 July 2007 be noted.

DECLARATIONS OF INTEREST

Declarations of interest were made as follows:

Minute Title	Member	Reason
48 Kipling Road	Councillor Moore	Friend of a family living nearby
17 Desborough Road	Councillor Thomas	Lives at the address of the application

Motion: Houses In Multiple Occupation	Councillor Thomas	Lives in an HMO
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