



Minutes of the Planning Committee Meeting

Minutes of the Planning Committee Meeting held Online via Zoom on Monday 14th February 2022.
Commencing at 7:46pm.

Members Present: Councillor Rebecca Pinfold, Vice-Chairman
Councillor Jude Cunningham
Councillor Linda Moss
Councillor Alison Strong
Councillor Ian Tong (as substitute for Councillor Dave Aldis)

Members Absent: Councillor Dave Aldis, Chairman

Officers Present: Sarah Marshman, Clerk/RFO

In Attendance: Councillor Ian Tong

Minutes

On 26th April 2021, the Council resolved that instead of returning to face-to-face meetings, a Temporary Scheme of Delegation would be put in place in order to allow the Clerk to enable decisions to be taken under the direction of Councillors until face-to-face meetings recommence. This meeting is therefore not a formal meeting, but an advisory Planning Committee Meeting. All recommendations made at this meeting will be enacted by the Clerk where appropriate and ratified at the next face-to-face Full Council Meeting.

In the absence of the Chairman, the Vice-Chairman, Councillor Rebecca Pinfold, chaired the meeting.

PLN21/22-025 To receive, and consider for acceptance, apologies for absence from Members of the Committee

Apologies were received and accepted from Councillor Dave Aldis. In his absence, Councillor Ian Tong was present as a substitute.

PLN21/22-026 To receive any declarations of Disclosable Pecuniary Interests, Other Registerable Interests or Non-Registerable Interests by members or the Clerk and to consider any requests for dispensation

There were no declarations of interests or requests for dispensation.

- PLN21/22-027** **To receive:**
Questions or comments from members of the public regarding items on the agenda
Representations from any member who has declared a personal interest
 No questions, comments or representations were received.
- PLN21/22-028** **To approve the Minutes of the Planning Committee Meeting held on 24th January 2022**
 Resolved: Members agreed the minutes of the last meeting be accepted as a true record. The Chairman will sign these minutes once the decision has been ratified by Full Council.
- PLN21/22-029** **To discuss any matters arising from the previous meeting**
 There were no matters arising.
- PLN21/22-030** **Planning Applications**
- PLN21/22-030.1** **To consider the amendments to the following planning applications:**

[20/01336/OUTMAJ Institute For Animal Health, High Street, Compton](#) - Hybrid planning application seeking: 1) Outline planning permission (all matters reserved with the exception of access), for development comprising of up to 185 residential units (Class C3), the provision of landscaping, construction of access and street lighting, car and cycle parking, other associated infrastructure, sustainable drainage systems, engineering works and mitigation measures including the construction of internal roads. The proposal includes at least 1.75 hectares of employment land (Class B1) associated with the retention of the Intervet building and a playing field (Class D2) associated with the retention of the existing Cricket Pitch. 2) Full planning permission for the demolition of existing buildings, structures and hardstanding along with preparatory works including earthworks, remediation, utility works and associated mitigation measures. The change of use of land including the creation of public open space and wildlife area.

Resolved: To submit the following response:

Compton Parish Council retains its **OBJECTION** to this application.

Additional comments:

- The revisions do not correspond with the views of the community as stated in the now **formally adopted NDP**, with regard to the **density of development**.
- The Parish Council, supported by the NDP, the SPD and professional planning advice, **retain the position that the proposal of 160 dwellings is in excess of the capacity suitable for the site.**
- Notwithstanding, that the **NPPF does not permit ‘major development’ in the AONB.**
- The SPD, the NDP and Thames Water detail serious concerns over the **degrading village infrastructure** and the applicant **has not provided significantly**

comprehensive management and mitigation plans to address the development's impact on such infrastructure.

- **The concerns expressed with regard to contamination have not been addressed. There is no transparency as to which professional bodies will sign-off on any future submitted management plan or who will ultimately be held accountable for the safety of the total community.**

The applicant has implied revisions that retract the demolishing of historically used community buildings. **While the Parish Council are appreciative of this revision, the applicant has not provided sufficient details as to the planned hand-over state or to a managed sustainability plan.**

PLN21/22-030.2 To consider the following new planning applications:

There were no new planning applications.

PLN21/22-030.3 To consider whether to request the District Councillor calls in any planning applications to the Western Area Planning Committee

No applications were requested to be referred to the Western Area Planning Committee.

PLN21/22-030.4 To consider whether to refer any planning applications for further response from the Council's planning consultants

Resolved: For the planning consultants to review planning application 21/02865/REG3 The Downs School, Compton, RG20 6AD - Extension and refurbishment of existing school sports hall.

There being no further business, the meeting was closed at 8:03pm.

Chairman: _____

Date: _____

