

ANDOVER TOWN COUNCIL

Planning Committee Agenda

Monday 20 November 2023



To the Members of the Planning Committee:

Cllr J Sangster (Chairman), Cllr T Gregory (Vice Chairman), Cllr J Cockaday, Cllr L Gregori, Cllr R Hughes, Cllr R Kidd and Cllr H Neate (copies to all other Members of Andover Town Council).

You are hereby summoned to attend a **Planning Committee Meeting** to be held at **The Lights, Andover on Monday 20 November 2023 at 6.00pm** when it is proposed to transact the following business: -

G Foster

Gail Foster

Town Clerk

15 November 2023



ANDOVER TOWN COUNCIL

Planning Committee Agenda

Monday 20 November 2023

MEMBERS OF THE PUBLIC ARE WELCOME TO ALL MEETINGS: In line with Andover Town Council's "Recording at Meetings" Policy, Members and the public are requested to note that this meeting will be recorded by the Council and may also be subject to the recording by members of the public.

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Item 1: Apologies for Absence

To **receive** any apologies for absence.

Item 2: Declarations of Interest

To **note** any declarations of interest relevant to the planning applications to be considered.

Item 3: Minutes of Previous Meeting

To **agree** the Minutes of the Planning Committee meeting held on Monday 30 October 2023 - attached at **Appendix A (Page 7)**

Item 4: Public Participation

There is an opportunity for members of the public to make statements or ask questions on items on the agenda or on other items relevant to the Town to which an answer may be given in the meeting and recorded in the minutes or, if necessary, a written reply will follow, or the questioner will be informed of the appropriate contact details. Each person is limited to 3 minutes and the total amount of time set aside will be 15 minutes.

Item 5: Planning Applications for Consideration by Committee

To **consider** and **make observations on** Andover Planning Applications from Test Valley Borough Council weekly Lists of 43, 44 & 45

All lists can be viewed at: www.testvalley.gov.uk

5.1	23/02769/LBWN 31/10/2023 ANDOVER TOWN (ROMANS)	Replacement of three windows	East Anton Farmhouse, East Anton Lane, Andover, Hampshire
5.2	23/02785/FULLN 01/11/2023 ANDOVER TOWN (ST MARYS)	Demolition of redundant garages and erection of 9 no. flats with associated access, parking spaces and landscaping	Land At Bilbao Court, Bilbao Court, Andover, Hampshire
5.3	23/02810/TREEN 01/11/2023 ANDOVER TOWN (ST MARYS)	MT1, T2, T4, T5, and T7 - Sycamore - Fell T3, T6 - Yew - Reduce height by 2.5m.	Austin Hawk, 1 - 2 Swan Court, East Street
5.4	23/02689/FULLN 06/11/2023	Conversion of garage into habitable room and provision of an additional parking space	231 Picket Twenty Way, Andover, Hampshire

	ANDOVER TOWN (DOWNLANDS)	(Amended application)		
5.5	23/02799/FULLN 07/11/2023 ANDOVER TOWN (HARROWAY)	Conversion of part of garage to form habitable accommodation Including a bi-fold door in the rear wall of the new living area	37 St Birstan Gardens, Andover, Hampshire, SP10 4NY	
5.6	23/02899/LBWN 13/11/2023 ANDOVER TOWN (ST MARYS)	Structural repair works to front elevation and associated internal remedial works	Ladbroke's, 7 High Street, Andover, Hampshire	
5.7	23/02914/TPON 13/11/2023 ANDOVER TOWN (WINTON)	T1 - Laurel - Reduce in height by up to 1m, re-shape to reduce width	Rooksbury Mill Garden, Rooksbury Mill Court, Rooksbury Road	
5.8	23/02908/FULLN 14/11/2023 ANDOVER TOWN (HARROWAY)	Erection of infill extension and porch, raise roof and change to gable ended roof, addition of windows and removal of dormer window and rooflight	1A Brackenbury, Andover, Hampshire, SP10 3PU	
5.9	23/02901/ADVN 15/11/2023 ANDOVER TOWN (MILLWAY)	Erection of 7 No flag poles	Abacus Motorhomes, Hawker Siddeley Way, Andover Business Park, Andover	
5.10	23/02902/ADVN 15/11/2023 ANDOVER TOWN (MILLWAY)	Erection of 4 No. high flag pole signs	Abacus Garage Services, 286 Weyhill Road, Andover, Hampshire	
<u>NOTIFICATION OF A CHANGE OF USE (FOR INFORMATION ONLY)</u>				
5.11	23/02870/PDQN 08.11.2023 ANDOVER TOWN (DOWNLANDS)	Application to determine if prior approval is required for proposed change of use of agricultural buildings to 5 dwellinghouses (Use Class C3), and for building operations reasonably necessary for the conversion	Valley View Business Park, 13A Walworth Road, Picket Piece, Andover Hampshire SP11 6LU	

Item 6: Decision Notices

Members are requested to **note** the following decision notices for Planning Applications in the Andover area from Test Valley Borough Council Lists 43, 44 & 45 - attached at **Appendix B (Page 12)**
All lists can be viewed at www.Testvalley.gov.uk

Item 7: SIDs

To **note** the following updates:

AutoSpeed Watch

The Town Clerk had a meeting with Paul Holmes, Inspector, Test Valley District, who is keen to progress the project if it is possible. Test Valley District would like to put into place a consistent approach to AutoSpeed Watch across the whole of Hampshire. Inspector Holmes will be meeting with traffic officers and other Districts to obtain their feedback in the next few weeks and will revert to the Town Clerk with further questions or actions if appropriate.

Walworth Road, Picket Piece

Officers are liaising with Hampshire County Council regarding costing for extension posts and installation, for the placement of a SID at the approved location:

<https://maps.app.goo.gl/LeKKvkmSD43cC1dJA>

Item 8: Planning Training

To **note** that Planning Training has been arranged for the Town Clerk and Committee Officer, to take place at the Test Valley Borough Council Planning Department, on 8 December 2023. Dependant on how it goes, (time required, questions and resources needed) a training session will be arranged for Councillors.

Item 9: Public Consultation

To consider and formulate a response (if relevant) for:

Public Consultation – **Testway House, Greenwich Way, Andover** – attached at **Appendix C (Page 18)**
(Closing date for comment: 24/11/2023)

Item 10: Street Naming

To **consider** any notifications received from Test Valley Borough Council

Item 11: Communications from Test Valley Borough Council

To **consider and make observations** on any notifications received from Test Valley Borough Council.

Item 12: Test Valley Borough Council – Northern Area Planning Committee

To **consider** whether any applications, to be considered at the Test Valley Borough Council Northern Area Planning Committee (NAPC) require any further comment and or representation from the Town Council.

Item 13: Communications from Hampshire County Council

To **consider** any notifications received from Hampshire County Council.

Item 14: Street Trading Licences

To **consider** any applications for Street Trading Licences received.

Item 15: Questions to Hampshire County Council and Test Valley Borough Council

To **receive** any questions from Planning Committee for Hampshire County Council and Test Valley Borough Council regarding updates on on-going projects.

To **note** that Officers await a response from TVBC, relating to the question raised about The Levelling up and Regeneration Act 2023, at the Planning Committee meeting of 30 October 2023.

Item 16: Works Programme

Members to **consider** a Programme of Works at **Appendix D (Page 20)**

Item 17: Date of the next Meeting

Members are requested to **note** the date of the next meeting: **Monday, 11 December 2023 at The Lights, Andover, starting at 6.00pm.**

Time and date

6.00pm on Monday 30 October 2023

Place

The Lights, Andover

Cllr J Sangster (Chairman) (A)
Cllr L Gregory (A)
Cllr H Neate (P)

Cllr T Gregory (Vice Chairman) (P)
Cllr R Hughes (A)

Cllr J Cockaday (P)
Cllr R Kidd (A)

Officers Present:

Tor Warburton (Deputy Clerk) (Taking the notes)

Members of the Public: 1

Members of the Press: 0

APOLOGIES FOR ABSENCE

PC 117/10/23 Apologies were received from Councillors L Gregori, R Hughes, R Kidd and J Sangster.

DECLARATIONS OF INTEREST

PC 118/10/23 There were no Declarations of Interest in relation to any item on the agenda.

MINUTES OF PREVIOUS MEETING

PC 119/10/23 It was proposed by Councillor T Gregory and seconded by Councillor H Neate and **RESOLVED: Unanimously**, that the Minutes of the Planning Committee Meeting, held on Monday 9 October 2023, be signed by the Chairman as a correct record.
Action: Committee Officer

PUBLIC PARTICIPATION

PC 120/10/23 There were no comments received from Members of the Public present at the meeting.

PLANNING APPLICATIONS FOR CONSIDERATION BY COMMITTEE

PC 121/10/23 Members considered and made observations on Andover Town Planning Applications on Test Valley Borough Council weekly lists of 40, 41 & 42.

23/02586/ADVN 10/10/2023 ANDOVER TOWN (ST MARYS) No objection	Display of internally illuminated projecting sign, internally illuminated fascia and lozenge signage, ATM surround and decals, statutory and safety signage	Nationwide Building Society, 16 - 18 High Street, Andover, Hampshire
23/02639/OUTN 16/10/2023 ANDOVER TOWN (MILLWAY) No objection	Outline application for erection of a two storey and a three-storey building of commercial, business and service uses Class E (g) including parking and cycle and bin store	Units 1-4, Station Approach, Andover
23/02659/ADVN 17/10/2023 ANDOVER TOWN (WINTON) No objection – See below	Painted fascia signage	3 The Mall, Bridge Street, Andover, Hampshire
23/02658/FULLN 17/10/2023 ANDOVER TOWN (WINTON) No objection – Comments: <ul style="list-style-type: none"> It looks like this application contravenes LE13 of the Local Plan in that this would create more than 3 non-shops in a row. Could it be confirmed by TVBC that correct procedures have been followed? 	Change of use from Class E to Sui Generis for a restaurant and bar	3 The Mall, Bridge Street, Andover, Hampshire
23/02478/ADVN 17/10/2023 ANDOVER TOWN (WINTON) No objection	Display of 4 non-illuminated fascia signs	Suite 1 And 2, Riverside House, 35 - 37 Bridge Street, Andover
23/02666/FULLN 18/10/2023 ANDOVER TOWN (MILLWAY) No objection	Single storey rear extension	18 Windsor Road, Andover, Hampshire, SP10 3HX
23/02689/FULLN 19/10/2023 ANDOVER TOW (DOWNLANDS) Objection: <ul style="list-style-type: none"> Can it be confirmed that proof of adequate parking has been considered and provided? 	Conversion of garage into habitable room	231 Picket Twenty Way, Andover, Hampshire, SP11 6UG

23/02697/FULLN 20/10/2023 ANDOVER TOWN (MILLWAY) No objection	Demolition of meeting hall and erection of 1 house and 4 flats, together with parking and landscaping	41 Weyhill Road, Andover, Hampshire
23/02703/FULLN 23/10/2023 ANDOVER TOWN (MILLWAY) No objection	Demolition of existing detached garage and replace with annexe/summerhouse, office, bathroom and veranda to front (Part retrospective)	66 The Crescent, Andover, Hampshire
23/02705/FULLN 23/10/2023 ANDOVER TOWN (MILLWAY) No objection	Change of use of ground floor from dental surgery to ground floor flat with alterations to fenestration, demolition of garage and erection of covered bin store	Smile Arts Studio PVT Ltd, 31 Junction Road, Andover, Hampshire
23/02735/TPON 24/10/2023 ANDOVER TOWN (ST MARYS) No objection	T1 - Turkish Hazel - Reduce height and lateral branches of canopy by up to 2m to suitable growth points, crown lift by up to 3m and remove major deadwood.	22 Winton Chase, Andover, Hampshire
23/02727/FULLN 24/10/2023 ANDOVER TOWN (ST MARYS) No objection	Change of use from retail to provide an education, community and office space for disabled people	83 High Street, Andover, Hampshire, SP10 1LR
23/02720/PDHN 25/10/2023 ANDOVER TOWN (DOWNLANDS) No objection - Comment: <ul style="list-style-type: none"> Confirmation is needed that there will be an adequate waste water facility for the increased footage. 	Application to determine if prior approval is required for proposed single storey rear extension (length from rear wall of original dwellinghouse 5.08 metres, height 3.60 metres, height to eaves 3.40 metres)	Pine Croft, Walworth Road, Picket Piece, Andover
23/02744/FULLN 25/10/2023 ANDOVER TOWN (MILLWAY) No objection	To remove existing rear conservatory and replace with a single storey kitchen extension	51 The Crescent, Andover, Hampshire, SP10 3BL

NOTIFICATION OF A CHANGE OF USE (FOR INFORMATION ONLY)

23/02544/PDQN 05.10.2023 ANDOVER TOWN (WINTON)	Application to determine if prior approval is required for a proposed change of use of an agricultural building into 1 dwelling (Use Class C3), and for building operations reasonably necessary for the conversion	Bere Hill Farm, Old Winton Road, Andover, Hampshire SP10 2DP
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No objection

DECISION NOTICES

PC 122/10/23	The Decision notices for Lists 40, 41 & 42 were noted.
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SIDs

PC 123/10/23a	Councillors considered location sites for SIDs on Anton Road, River Way and Vigo Road. It was proposed by Councillor T Gregory and seconded by Councillor H Neate and RESOLVED: Unanimously , that following recommendations from the contractor, Officers will approach TVBC to move the following SID locations on:
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- Anton Road – Post outside 10 Anton Road
- River Way – LC7

Action Deputy Clerk

PC 123/10/23b	Vigo Road – Officers were requested to ask the contractor to review positions closer to the roundabout at the town centre end of Vigo Road.
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Action: Deputy Clerk

CONSULTATION

PC 124/10/23	Councillors considered a response to a pre-consultation letter received from Cornerstone regarding a Proposed Rooftop Installation Upgrade, at RHM Flour Mill, Millway Road, Andover, SP10 3EX.
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Committee’s Response: Thank you for consulting with Andover Town Council, we have no further comments at this point.

Action: Committee Officer

STREET NAMING

PC 125/10/23	There were no Street Naming applications received.
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COMMUNICATIONS FROM TEST VALLEY BOROUGH COUNCIL

PC 126/10/23	There were no communications received from Test Valley Borough Council
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TEST VALLEY BOROUGH COUNCIL – NORTHERN AREA PLANNING COMMITTEE

PC 127/10/23 There were no communications received from the Northern Area Planning Committee.

COMMUNICATIONS FROM HAMPSHIRE COUNTY COUNCIL

PC 128/10/23 There were no communications received from Hampshire County Council.

STREET TRADING LICENCES

PC 129/10/23 There were no Street Trading Licence applications received.

QUESTIONS TO HAMPSHIRE COUNTY COUNCIL AND TEST VALLEY BOROUGH COUNCIL

PC 130/10/23 It was noted that The Levelling up and Regeneration Act 2023 is now Law, passed on the 26 October 2023. It set out a number of potential changes for Town and Country Planning, with the idea of speeding up planning decision making and doing various local things, to get the system to flow.

Andover Town Council would like to know how Test Valley Borough Council Planning Authority is going to address the changes in the Act?

Action: Committee Officer

WORKS PROGRAMME

PC 131/10/23 Members considered the Works Programme and requested the following items to be added:

- Update on SIDs for Picket Piece
- Update on Planning Training

Action: Committee Clerk

NEXT MEETING

PC 132/10/23 Members noted the date of the next meeting: **Monday, 20 November 2023** to be held in **The Lights, Andover, starting at 6.00pm.**

The Chairman closed the meeting at **6.52pm**

Appendix B: Members Information List 43, 44 & 45

B

ANDOVER TOWN COUNCIL – PLANNING COMMITTEE AGENDA

MEMBERS' INFORMATION LIST

27/10/2023 (List No. 43)

NORTHERN AREA TREE/HEDGEROW APPLICATIONS APPROVED/WITHDRAWN

PARISH/WARD	APPLIC NO.	REGISTERED	PROPOSAL AND LOCATION	DECISION	DECISION DATE
ANDOVER TOWN (HARROWAY)	23/02311/TPON	07.09.2023	T1- Chestnut- Crown reduce by up to 4m - 2 Brackenbury, Andover, Hampshire	PART CONSENT/PART REFUSAL	24.10.2023
ANDOVER TOWN (HARROWAY)	23/02331/TPON	11.09.2023	T1- Beech- Crown lift by up to 4m above ground level, crown thin by removing crossing branches - 1A Brackenbury, Andover, Hampshire	PART CONSENT/PART REFUSAL	24.10.2023
ANDOVER TOWN (ROMANS)	23/02350/TPON	12.09.2023	Woodland group 841- Ash- Fell 11 stems, sever the ivy off all trees, prune overhanging branches on up to 30 trees to achieve a 1 metre clear of the rear boundary to a height of up to 3 metres above ground level - 40 Rimini Road, Andover, Hampshire	CONSENT subject to conditions and notes	24.10.2023
ANDOVER TOWN (ST MARYS)	23/02351/TPON	13.09.2023	Crown raise trees to entire car park boundary by up to 5.2	CONSENT subject to	24.10.2023

			metres with Weeping Willows raised by up to 8 metres - Sainsbury's, Shepherds Spring Lane, Andover	conditions and notes	
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MEMBERS' INFORMATION LIST

03/11/2023 (List No. 44)

NORTHERN AREA PLANNING APPLICATIONS APPROVED/WITHDRAWN

PARISH/WARD	APPLIC NO.	REGISTERED	PROPOSAL AND LOCATION	DECISION	DECISION DATE
ANDOVER TOWN (DOWNLANDS)	23/02332/FULLN	11.09.2023	Demolish double garage and erect two storey extension, to include annex on ground floor and additional bedroom on first floor - Corner Croft, 1 Ox Drove Rise, Picket Piece	PERMISSION subject to conditions & notes	02.11.2023
ANDOVER TOWN (MILLWAY)	23/01916/VARN	27.07.2023	Removal of condition 3 of 19/00423/FULLN (Two storey side and rear extension to provide dining room and extended living room with bedroom and bathroom accommodation over) to allow for the installation of 3 roof lights - St Giles, 5 The Avenue, Andover	WITHDRAWN	03.11.2023

NORTHERN AREA PLANNING APPLICATIONS REFUSED

PARISH/WARD	APPLIC NO.	REGISTERED	PROPOSAL AND LOCATION	DECISION	DECISION DATE	REASONS
ANDOVER TOWN (MILLWAY)	23/02049/FULLN	09.08.2023	Erection of 2.5 storey residential block comprising 5 one-bed flats with associated cycle store, bin store, amenity space and car parking - 2 The Avenue, Andover, Hampshire	REFUSE	01.11.2023	SEE BELOW

01. The layout, appearance, scale, materials and building style of the proposed development would not integrate, respect or complement the character of the area and would detract from the dominance of the railway station building, which is a key landmark building in this location. Furthermore, the proposed development would have a detrimental impact on the appearance of the immediate area and the landscape character of the area within which it is located, and it has not been demonstrated that proposed landscaping and landscape features could be accommodated within the site that would enable the proposed development to positively integrate into the landscape character of the area. In addition, the size, scale, layout, type, siting and detailed design of the proposed development would not be compatible with the character of the Residential Area of Special Character. Finally, the proposed development would result in less than substantial harm to the setting of Andover Railway Station, which is a grade II listed building, and this harm would not be outweighed by any public benefits, and therefore the proposed development not make a positive contribution to sustaining or enhancing the significance of this designated heritage asset. The proposed development is contrary to policies E1, E2, E4 and E9 of the Test Valley Borough Revised Local Plan (2016).

02. The proposed development does not provide for the privacy and amenity of its occupants and those of neighbouring properties, does not provide for private open space which is appropriate for the needs of the residents, and would be likely to result in noise disturbance and odour impacts to occupants. The proposed development is contrary to policies LHW4 and E8 of the Test Valley Borough Revised Local Plan (2016).

03. Insufficient information has been provided with the application to demonstrate that the proposal can achieve nutrient neutrality. As such, it cannot be concluded that the proposal will not result in a likely harmful significant effect on the internationally designated nature conservation sites in the Solent, in accordance with the requirements of the Conservation of Habitats and Species Regulations and as advised within guidance from Natural England. As such, the proposal fails to comply with Policy E5 of the Test Valley Borough Revised Local Plan (2016).

04. The proposed development would provide an insufficient on-site car parking provision for the existing and proposed uses/occupiers of the site, and would have the potential to lead to inappropriate parking within the site which may have highway safety implications for the wider highway network. The proposed development is contrary to policies T1 and T2 of the Test Valley Borough Revised Local Plan (2016).

PARISH/WARD	APPLIC NO.	REGISTERED	PROPOSAL AND LOCATION	DECISION	DECISION DATE	REASONS
ANDOVER TOWN (WINTON)	23/02163/FULLN	05.09.2023	Demolition of outbuildings, erection of 2 dwellings with associated parking and access on to Cummins Close - 21B Wolversdene Road, Andover, Hampshire	REFUSE	31.10.2023	SEE BELOW

01. The proposed development would, by virtue of its juxtaposition with existing dwellings would give rise to an overbearing impact on numbers 21B and 33A Wolversdene Road. It is considered that the proposed development would not accord with Policies COM2 or LHW4 of the Test Valley Borough Revised Local Plan 2016.

02. The proposed development would, by virtue of its height and size and juxtaposition with existing properties, give rise to an unacceptable level of overlooking towards 5 Cummins Close and 3 High Beech Gardens. It is also considered that the existing property at 5 Cummins Close would give rise to unacceptable overlooking towards Plot 1 of the proposed development. It is considered that the proposed development would not accord with Policies COM2 or LHW4 of the Test Valley Borough Revised Local Plan 2016.

03. It has not been evidenced that the proposed development would not result in damage and disturbance to the trees' root system or threaten the retention of off site neighbouring trees as a result of the juxtaposition of the proposed dwellings with the offsite neighbouring trees. The loss of any of the TPO trees would have a detrimental impact on the wider landscape character of the area which is typified by the naturalistic planting along the northern boundary of the site which has been created by the self-seeding of existing trees to create a verdant backdrop to the residential properties to the south of Micheldever Road. The proposal therefore does not protect, conserve or enhance the landscape character of the Borough and is contrary to Policies COM2 and E2 of the Test Valley Revised Local Plan 2016.

04. It has not been demonstrated that the site has a safe, functional and accessible internal layout that would allow larger vehicles to access the properties and as such the proposal does not accord with Policy T1 of the Test Valley Revised Local Plan 2016

05. In the absence of any evidence that the Applicant has secured off site mitigation to offset the nitrogen load of the development the development at this time does not achieve nutrient neutrality. As such, it cannot be concluded that the proposal will not result in a likely harmful significant effect on the internationally designated nature conservation sites in the Solent, in accordance with the requirements of the Conservation of Habitats and Species Regulations (2017) (as amended) and as advised within guidance from Natural England (2022). As such, the proposal fails to comply with Policies E5 and E8 of the Test Valley Borough Revised Local Plan (2016) and the Conservation of Habitats and Species Regulations (2017) (as amended).

NORTHERN AREA TREE/HEDGEROW APPLICATIONS APPROVED/WITHDRAWN

PARISH/WARD	APPLIC NO.	REGISTERED	PROPOSAL AND LOCATION	DECISION	DECISION DATE
ANDOVER TOWN (WINTON)	23/02216/TPON	29.08.2023	Reduce branches of 9 Lime and Sycamore back to the boundary (up to 5 metres) - Best Western Hotel, Micheldever Road, Andover	PART CONSENT/PART REFUSAL	30.10.2023

MEMBERS' INFORMATION LIST

10/11/2023 (List No. 45)

NORTHERN AREA PLANNING APPLICATIONS APPROVED/WITHDRAWN

PARISH/WARD	APPLIC NO.	REGISTERED	PROPOSAL AND LOCATION	DECISION	DECISION DATE
ANDOVER TOWN (MILLWAY)	23/02525/FULLN	03.10.2023	Replacement solid roof and glazing to rear conservatory - 25 Denning Mead, Andover, Hampshire	PERMISSION subject to conditions & notes	06.11.2023

NORTHERN AREA TREE/HEDGEROW APPLICATIONS APPROVED/WITHDRAWN

PARISH/WARD	APPLIC NO.	REGISTERED	PROPOSAL AND LOCATION	DECISION	DECISION DATE
ANDOVER TOWN (WINTON)	23/02460/TPON	25.09.2023	T1 - Lime - Re-pollard to historic pollard point at	CONSENT subject to conditions and notes	09.11.2023

			approximately 6m - 72 Winchester Road, Andover, Hampshire		
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6 November 2023

Dear resident,

Re: Proposed redevelopment of Testway House, Greenwich Way, Andover

I am writing to invite you to view and comment on our new plans to redevelop our existing office building, Testway House in Greenwich Way, into much-needed new affordable homes.

Due to our flexible working offer, which allows desk-based colleagues to work from a location suited to their needs, many colleagues no longer work from Testway House. With an ever-worsening housing crisis, our plans show how we could make best use of this under-utilised commercial space, by transforming it to provide the vital new affordable housing Andover requires.

As you may be aware, the site currently has planning approval to convert the office building into 21 apartments, however our revised plans propose the following:

- 100% affordable housing, including affordable rent and shared ownership
- Starter homes, townhouses and family homes
- 15, one and two-bedroom apartments
- 24, two and three-bedroom houses
- Two and three-storey buildings
- 77 car parking spaces (69 residents and eight visitor spaces)
- Retained landscape features and enhanced biodiversity with native and wildflower planting
- Potential pedestrian and cycle route access to Anton Lakes
- Public open space and an area for a sustainable drainage system.

We believe building new homes, rather than converting the existing office building, will provide a high number of better quality, more sustainable and desirable homes in the long-term which will benefit more local people with a safe and secure place to live. Please see the enclosed site plan and further information about the application.

To view further details and comment on the proposals, please visit www.testwayhouseconsultation.co.uk from Wednesday 8 November. Any comments should be submitted by Friday 24 November 2023.

We're working with a partner organisation, Rockstone Communications, on this application. If you are unable to access the website and would like further information or to submit a comment, please contact Chris Brown at Rockstone Communications on 0800 470 1011, or email: consultation@rockstonecommunications.co.uk

Yours faithfully,



Paul Backhouse

Assistant Development Director: Land + Planning

Appendix D: Committee Work Programme

D

PLANNING WORK PROGRAMME: November 2023

Date of Meeting	ITEM	Requested by	Purpose of Item
20 November 2023	<ul style="list-style-type: none">• Update on Planning Training• Update on Auto Speedwatch• Update on additional SID location – Walworth Road, Picket Piece• Public Consultation – Testway House		
11 December 2023			