

FORDINGBRIDGE TOWN COUNCIL

Minutes of a meeting of the Planning Committee held on Wednesday 13th June 2018 at 7.30pm in the Town Hall (Minutes subject to approval at the next meeting of the Committee)

Present: Cllr Fulford – chairman
Cllrs Adams, Connolly, Hale, Lewendon, Paton, Perkins and Wilson

In attendance: Mrs H Richards, Town Clerk
Mr Brian Currie

1. To receive any apologies for absence

Apologies for absence were received from Cllrs Anstey, Earth and White.

2. To receive any Declarations of Interest

No declarations made.

3. To confirm the minutes of the meeting held on 9th May 2018 and report any matters arising

Cllr Wilson proposed and it was seconded by Cllr Lewendon and therefore **RESOLVED:** that the minutes of the meeting held on the 9th May 2018 be signed as a true record.

Matters Arising

Minute no. 8 – 18/10474 NFDC had notified that this application would be heard by the District Planning Committee on 13th June however the application was later withdrawn from Committee.

Minute No. 10 – Flaxfields End – The Clerk confirmed that a further complaint had been received from a local resident regarding lack of support following a complaint regarding the development site.

4. To receive any matters raised by Members of the Public

As there were no other members of the public present and this item would not require a response, the Chairman invited Mr Currie to speak. Mr Currie outlined his proposals for the refurbishment and enhancement of the Augustus John Pub and the intention to revert back to the name of The Railway Hotel, works included the provision of additional bedrooms and bathroom facilities. Planning application already submitted to New Forest DC.

Mr Currie then informed members of his residential development proposal on land at middle Burgate. It is the intention to submit an application for Outline Planning; however submission has been delayed following a request from NFDC for collaboration between all of the developers of land in this area – the application is likely to be submitted in July. Mr Currie expressed his desire to provide a more contemporary style of development.

5. To report any results on Planning, Appeals & Tree Work Applications

18/10427	Rivermead, 73 Church Street, SP6 1BB
DESCRIPTION:	Single storey front extension
DECISION:	Granted Subject to Conditions
18/10410	Six Acre Farm, Southampton Road, East Mills, SP6 2JP
DESCRIPTION:	Use of barn as residential dwelling (Prior Approval Application)
DECISION:	Prior Approval not required

18/10257	14 Burgate Fields, SP6 1LR
DESCRIPTION:	Single storey side extension; front porch
DECISION:	Granted Subject to Conditions

17/11759	35 Shaftesbury Street, SP6 1JF
DESCRIPTION:	Variation of condition 2 of Planning Permission 16/10460 to allow amended plan numbers; 01 Location plan, 06 Rev D, 07A and 201 Rev A to allow amalgamation of 2 flats; internal and external alterations
DECISION:	Granted subject to conditions

18/10497	2 Barton Hall, Bartons Road, SP6 1FH
DESCRIPTION:	Secondary glazing to sash windows (Application for Listed Building Consent)
DECISION:	Granted Subject to Conditions

18/10676	Bramble Ridge, Fryern Court Road, Burgate, SP6 1NG
DESCRIPTION:	Roof alterations; roof lights in association with new first floor; single storey side extension; fenestration alterations (Lawful Development Certificate that permission is not required for proposal)
DECISION:	Was Lawful

Tree Work Applications – Decided

Case Ref:	CONS/18/0404	
Proposed Works:	Prune 1 x Hawthorn tree Prune 4 x Willow trees Prune 3 x Ash tree Prune 1 x Alder tree	
Site Address:	Riverside Court, West Street, SP6 1GH	
Decision:	Raise no objections	

6. To consider new Planning Applications

18/10587	THE GRANARIES, FRYERN COURT ROAD, BURGATE, SP6 1NF	Mr & Mrs Hale
2 additional windows to main barn		
<p>Cllr Fulford presented the application in Cllr Earth's absence. Members discussed the application including whether the installation of additional windows would have an impact on the structural stability of the building but concluded that this is not a matter for the Council to consider.</p> <p>Cllr Paton proposed and it was seconded by Cllr Wilson and therefore RESOLVED: to recommend that permission is granted under PAR 3 as there would be no significant (negative) impact. All in favour.</p>		

18/10588	THE GRANARIES, FRYERN COURT ROAD, BURGATE, SP6 1NF	Mr & Mrs Hale
2 additional windows to main barn; new fitted kitchen; create new kitchen access; North barn - new access on first floor; block up door; remove modern stair; divide ground floor area to create office & bedroom; new timber framed glazed doors; replace gutters & downpipes (Application for Listed Building Consent)		
Cllr Fulford presented the application in Cllr Earth's absence. Members discussed the		

application for mainly internal works. Cllr Paton proposed and it was seconded by Cllr Wilson and therefore **RESOLVED**: to recommend that permission is granted under PAR 3 as there would be no significant (negative) impact. 6 voted for, 1 against and 1 abstention.

18/10577	TESCO EXPRESS SUPERMARKET, 10 SALISBURY STREET, SP6 1QN	Mr Edwards - TESCO EXPRESS
Display 3 non illuminated fascia signs; 2 externally illuminated fascia signs; 1 externally illuminated projecting sign; 2 window vinyl's (Application for Advertisement Consent)		
Cllr Perkins reported on the application. Cllr Hale proposed and it was seconded by Cllr Paton and therefore RESOLVED : to generally support this application however raise concern over visual impact of the projecting sign. 6 for and 2 against.		

18/10625	60 HIGH STREET, SP6 1AX	Mrs Donald
Use of first floor as residential flat		
Cllr Lewendon reported on the application. Cllr Connolly proposed and it was seconded by Cllr Wilson and therefore RESOLVED : to recommend that permission is granted under PAR3 as proposal makes good use of the upper floor and provides much needed accommodation in the town centre.		

18/10626	60 HIGH STREET, SP6 1AX	Mrs Donald
Use of first floor as residential; partition walls; remove and reinstate plasterboard ceilings; studwork to party wall; service and retain windows; new glazed ground floor lobby; new internal entrance and stairs to flat (Application for Listed Building Consent)		
Cllr Lewendon reported on the application. Cllr Connolly proposed and it was seconded by Cllr Wilson and therefore RESOLVED : to recommend that permission is granted under PAR3 as proposal is of sympathetic design, makes good use of the upper floor and provides much needed accommodation in the town centre.		

18/10691	FOREST VIEW, FRYERN COURT ROAD, BURGATE, SP6 1NE	Williams
Use of dwelling in breach of Agricultural Occupancy Condition (Lawful Use Certificate for retaining an existing use or operation)		
Cllr Fulford reported on the application. Cllr Lewendon confirmed that the property has been in residential use for many years without meeting the agricultural occupancy condition.		

LAWFUL DEVELOPMENT CERTIFICATE (PROPOSED) FOR INFORMATION ONLY

18/10676	BRAMBLE RIDGE, FRYERN COURT ROAD, BURGATE, SP6 1NG	Wills
Roof alterations; roof lights in association with new first-floor; single storey side extension; fenestration alterations (Lawful Development Certificate that permission is not required for proposal)		

Tree Works - Details can be viewed on the web site at : www.newforestnpa.gov.uk

CONS/18/0470	Mill Mead, Bickton Lane, Bickton, SP6 2HA	Fell 1 x Leylandii Cypress tree	ODS - Over-dominant/shade
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TPO/18/0483	2 Ashburn Place, SP6 1FD	Prune 1 x Oak tree	TISB - To improve shape/balance
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Tree Works noted by members.

Current Planning Appeals

17/10433	46 Whitsbury Road, SP6 1LA	Mr and Mrs Hardy
Bungalow; parking		
Awaiting start date		
Written representation		

7. To consider any Licensing Act 2003 applications

Our Ref:	TEN 7766 / LICTE/18/03450 - SH
Date:	13 June 2018
Application Type:	Temporary Events Notice
Date(s) Of Proposed Event:	12/07/2018 15:00:00 to 12/07/2018 18:00:00
Premise Address:	Fordingbridge Infant School Fordingbridge Infant School, Pennys Lane, Fordingbridge, SP6 1HJ
Applicant Details:	Chloe Faith Newland
Event Details:	Summer Fair Sale of alcohol 12th July 2018 15:00hrs to 18:00hrs 350 persons

Our Ref:	TEN 7719 / LICTE/18/03160 - SH
Date:	31 May 2018
Application Type:	Temporary Events Notice
Date(s) Of Proposed Event:	21/07/2018 10:00:00 to 21/07/2018 18:00:00
Premise Address:	Fordingbridge Recreation Ground Fordingbridge Recreation Ground, Ringwood Road, Fordingbridge
Applicant Details:	Phillip Arthur Maggs
Event Details:	Fordingbridge Festival - J.J.s/Old Joes Cider Sale of alcohol 21st July 2018 10:00hrs to 18:00hrs 80 persons

Noted by Members.

8. Planning Application 18/10493, 3-5 Bridge Street

Cllr Hale updated members on this application which was discussed at the May meeting. Following correspondence received from the agent, clarifying the previous use of the ground floor, the Clerk had contacted NFDC to establish if a re-consultation would be forthcoming – it is likely that amended plans will be submitted and a re-consultation will follow.

9. To note any items of correspondence

The Town Clerk reported on correspondence received from NFDC regarding development currently taking place, clarifying that this is within the scope of Permitted Development.

10. To receive a report from the Clerk or any other relevant planning business

The Clerk had nothing else to report.

Cllr Wilson commented on the advertising on the boundary wall at the rear of the betting shop (Roundhills) and also that while Sequoia Farm site appears to be abandoned, this should not be left – Clerk to chase with Enforcement.

Cllr Fulford commented on the Travellers camped on the cricket ground at Godshill – it is understood that they will be moving shortly.

Cllr Lewendon reported that the unauthorised car park at Glasshouse Studio was still being used – check with Enforcement. Cllr Lewendon also raised concern over additional land at Whitsbury Road, acquired for development – there is a mature oak tree on the site, is it protected? Clerk to check.

Cllr Perkins enquired about the containers at Fluffets Farm – Clerk confirmed that the application referred to the existing containers.

Cllr Fulford reported that the footway from St Marys Church to Bushells Farm was to be tarmacked.

10. To note the date of the next meeting as Wednesday 11th July 2018 - the chairman reminded members that this meeting would be preceded at 6.00pm by a Members Briefing, given by Plan-et regarding Neighbourhood Planning.

The meeting closed at 9.25pm