

## **FORDINGBRIDGE TOWN COUNCIL**

### **Minutes of a meeting of the Planning Committee held on Wednesday 10<sup>th</sup> September 2014 at 7.30 pm. in the Town Hall**

Present: Cllr R Fulford – Chairman

Cllrs Adams, Lewendon, Anstey, Hale, Price, Paton, Earth, (A) Wilson & Perkins

In attendance: H Richards – Town Clerk

G Kimmings – The Fordingbridge Society

C Burt

#### **1. To receive any apologies for absence**

Apologies were received from Cllrs Connolly & G Wilson

#### **2. To receive any Declarations of Interest**

No declarations of interest received

#### **3. To confirm the minutes of the meeting held on 13<sup>th</sup> August 2014 and report any matters arising**

It was proposed by Cllr Lewendon and seconded by Cllr Price and **RESOLVED:** that the Minutes of the meeting held on the 13<sup>th</sup> August 2014 be signed as a true record.

#### **Matters Arising**

Minute No. 11 – Caravan at Marl Lane – The Clerk reported that following correspondence with NFDC, a response had been received from the Planning Enforcement Officer stating that the removal of the Caravan was being actioned, however no date for removal was given.

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

No matters raised by Members of the Public

#### **5. To report any results on Planning Applications**

**14/10895 Parsonage house, Green Lane, SP6 1JT Mr Bartlett**

Detached Garage/store

**Granted Subject to Conditions**

**14/10997 Selwyn, Fryern Court Road, SP6 1NG Mr Smith**

Detached garage/outbuilding

**Refused**

**14/10771 Shepherds Spring Cottages, Southampton Rd Mrs Atkinson**

Display 1 non illuminated free standing hanging sign (Application for Advertisement Consent)

**Granted (Advert)**

**14/10947 12 Parsonage Park Drive, SP6 1QS Mr Bowman**

Single storey extension

**Granted subject to Conditions**

**14/0377 Avonside, Southampton Road, SP6 2JT Dr & Mrs Lawrie**

Single storey rear extensions, first floor extension, roof alterations including new chimney, dormer window, solar panels, tool shed and log store; 1.6 metre fencing; 2.2 metre high retaining wall.

**Grant subject to Conditions**

## **6. To consider new Applications**

**14/10998 Selwyn, Fryern Court Road, SP6 1NG**

**Mr Smith**

Two-storey side extensions

Cllr Fulford reported that this was a revised application the previous application for a detached garage/outbuilding was refused (application no. 14/10997). The current proposal is for two side extensions to the north and south of the existing dwelling. The proposed addition to the south, extends existing roof and floor space into the extension. The NFDC Case Officer considers that the works will involve an increase in floor space of 44%, which is disputed by the applicant and their agent.

The Chairman invited the Agent for the application, Mr Colin Burt, to speak. He confirmed that he is currently working with the applicants to redesign the proposal to reduce the floor space increase to 30% - at the present time amended proposals have not been finalised.

Members AGREED that no resolution would be made on this application as amendments were likely and asked that the Clerk write to NFDC to advise that the Council await further details before submitting their opinion.

**14/11097 1 Ashburn Place, Fordingbridge**

**Mr & Mrs English**

Single-storey side extension with roof lights; access steps

Cllr Perkins reported that proposal for this extension followed removal of a boundary hedge which had died. The extension will have little or no impact on either the character of the area or neighbouring properties – no objections have been received by NFDC.

The Fordingbridge Society have no objections.

It was proposed by Cllr Adams and seconded by Cllr Lewendon and **RESOLVED**: that the application be supported under Option 3.

**14/11153 59 Salisbury Road, Fordingbridge**

**Mr Ullah**

Two-storey rear extension; single-storey side extension

Cllr (A) Wilson reported that although the proposal for the side extension is relatively large in scale, neither this nor the two storey rear extension would have an adverse impact on the character of the area or on neighbours.

The Fordingbridge Society have no objections

It was proposed by Cllr Hale and seconded by Cllr Perkins and **RESOLVED**: that the application be supported under Option 3 as it was in character with the area and would have no adverse impact.

**14/11161 SEQUOIA FARM, PUDDLESLOSH LANE,**

**Ms Fletcher**

Continued siting of mobile home for temporary period of three years for an agricultural worker

Cllr Fulford reported that this is a resubmission following refusal of Application No. 14/10290, for which an Appeal has now been lodged and an Enforcement Notice, which is also subject to an Appeal. Since the siting of the mobile home, several outbuildings have been positioned on the site and Planning Permission has been granted for the Access and Hard standing to the site.

Members considered the need for this Residential Dwelling in the Open Countryside and agreed that as no structured Business Plan had been submitted to demonstrate the viability of this enterprise and the originally submitted Agricultural Appraisal required updating, there is still a lack of evidence to support the essential need for this dwelling. It was also considered that if granted the development may affect mitigation projects in the area.

The Fordingbridge Society wished to reserve judgement until further details (Business Plan and revised Agricultural Appraisal) are available.

It was proposed by Cllr Hale and Seconded by Cllr A Wilson and **RESOLVED:** that the application be refused under Option 4 as the proposal would be contrary to Policy for development in the Open Countryside.

### **Application for Lawful Development Certificate (For Information Only)**

**14/11175 59 Salisbury Road, SP6 1EP**

### **Current Planning Appeals**

**14/10290 30/07/2014 Sequoia Farm, Puddleslosh Lane SP6 1NH C & F Gourmet  
Farm Foods Ltd**

Continued siting of mobile home for temporary period of 3 years for an agricultural worker (PLEASE NOTE, A NUMBER OF COMMENTS RECEIVED REGARDING THIS APPLICATION HAVE BEEN REMOVED FROM THE NFDC WEBSITE AS THEY DID NOT INCLUDE THE COMMENT MAKER'S NAME AND ADDRESS)

**14/10162 01/08/2014 Sandledene, 159 Station Road SP6 1DF Steve Palmer  
Building**

**(NB: Proposed Legal Agreement)**

Detached three-storey dwelling; one pair of semi-detached three-storey dwellings; demolition of existing; detached garages & associated parking; new access

**14/10699 07/08/2014 Land of 2 St Georges Road, SP6 1ER Mr Gale**  
House; parking; bin store

### **Public Enquiry**

**13/98697 Land at Avonside, Southampton Road SP6 2JT**  
Application for a Certificate of Lawful Development for Existing use of building as dwelling house

**Tree Works** - Details can be viewed on the web site at : [www.newforestnpa.gov.uk](http://www.newforestnpa.gov.uk)

**CONS/14/0955 The Lodge, Bickton, SP6 2HA**  
G1 2 x Lime Trees pollarded down to a height of 5m and remove the lowest large limb which overhangs the boundary wall between Bickton House and Bickton Lodge to allow more light into both properties and keep the trees to a manageable height.

**TPO 0027/14 Land to the east of Whitsbury Road, Fordingbridge**

The Authority has made this Tree Preservation Order because it is considered that premature removal or extensive pruning of the trees would result in the loss of an amenity to the local environment.

**Members noted tree work applications**

**7. To consider any Licensing Act 2003 applications**

No Licensing Applications received

**8. To consider the Technical Consultation on Planning document**

The Chairman outlined the contents of the Consultation document and advised Members that it was important for the document to be considered and a response sent. Of particular concern were the sections on proposed changes to Neighbourhood Planning requirements and also further changes relating to Permitted Development.

The Chairman requested Members to come forward to work in smaller groups on individual sections of the document, however no offer for involvement was received. The Clerk agreed to assess the Permitted Development section. The Chairman agreed that the chairman and Clerk would meet to compile a response to the Consultation by the due date of 26<sup>th</sup> September.

**9. To note any items of correspondence**

No items of correspondence

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

The Clerk made no report and there was no other relevant planning business.

**11. To note the date of the next meeting as 8<sup>th</sup> October 2014.**

The Meeting closed at 8.45pm