

NEW FOREST NATIONAL PARK AUTHORITY

MINUTES OF PLANNING DEVELOPMENT CONTROL COMMITTEE MEETING

HELD ON TUESDAY 21 NOVEMBER 2017 AT 9.30 HOURS IN THE COUNCIL CHAMBER,  
LYMINGTON TOWN HALL, LYMINGTON SO41 9ZG

**Present:**

*Members:*

Leo Randall (Chairman)  
Harry Oram (Deputy Chairman)  
Gordon Bailey  
George Bisson  
Oliver Crosthwaite-Eyre  
Richard Frampton  
Penny Jackman  
Gavin Parker  
Barry Rickman  
John Sanger  
Richard Taylor  
Pat Wyeth

*Officers:*

Steve Avery	Executive Director Strategy and Planning
Julia Mutlow	Monitoring Officer
Natalie Walter	Principle Planning Officer
Paul Hocking	Enforcement and Trees Manager
Liz Young	Planning Officer
Vicki Gibbon	Member Services Administrator
Rachel Pardey	Administration Assistant

**34 Apologies for Absence**

34.1 Apologies for absence were received from Richard Clewer.

**35 Declarations of Interest**

35.1 Oliver Crosthwaite-Eyre declared an interest in minute item 38, report item 2 as a Member of the New Forest Association.

Harry Oram declared an interest in minute item 38, report item 1 as a Member of Brockenhurst Parish Council.

Leo Randall declared an interest in minute item 38, report item 2 as a Member of the New Forest Association.

Richard Taylor declared an interest in minute item 38, report item 4 as a Member of Minstead Parish Council.

**36 Minutes**

36.1 **RESOLVED:** That the minutes of the meeting held on 17 October 2017 be approved as a true record.

**37 Chairman’s Announcements**

37.1 There were no Chairman’s announcements on this occasion.

**38 Planning Applications for Committee decision (Paper NFNPA/PDCC 247/17)**

38.1 Members gave detailed consideration to the individual planning applications contained within the report.

**RESOLVED:** That the planning applications listed below be determined as shown in respect of each application and, in accordance with the Authority’s policies and procedures, formal notice of the decisions to be sent to the applicants forthwith.

<b>REPORT ITEM 1</b>	
<b>Application No.</b>	17/00712/FULL
<b>Details</b>	The Martins, Balmer Lawn Road, Brockenhurst, SO42 7TT - Outbuilding
<b>Public Participants</b>	Cllr John Korbey (Brockenhurst Parish Council) Cllr Maureen Holding (District Ward Councillor)
<b>Declarations of Interest</b>	Harry Oram
<b>Decision</b>	Planning consent <u>granted</u> subject to conditions
<b>Conditions</b>	<p>1 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.</p> <p>Reason: To comply with Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.</p> <p>2 The building the subject of this permission shall only be used for purposes incidental to the dwelling on the site and shall not be used for habitable accommodation such as kitchens, living rooms and bedrooms.</p> <p>Reason: To protect the character and appearance of the countryside in accordance with Policies DP11 and DP12 of the adopted New Forest National Park Core Strategy and Development Management Policies (DPD) (December 2010).</p> <p>3 Development shall only be carried out in accordance with drawing nos: 01, 02, Front &amp; Side views -1, Front &amp; Side views -2, Front &amp; Side views -3, Front &amp; Side views -4, Floorplan/Layout, Door &amp; Window technical dimensions. No alterations to the approved development shall be made unless otherwise agreed in writing by the New Forest National Park Authority.</p> <p>Reason: To ensure an acceptable appearance of the building in accordance with policies CP7, CP8, DP6 and DP1 of the New</p>

	<p>Forest National Park Core Strategy and Development Management Policies (DPD) December 2010.</p> <p>4 All materials, machinery and any resultant waste materials or spoil shall be stored within the red line application site unless otherwise agreed in writing by the local planning authority.</p> <p>Reason: In the interests of protecting the New Forest Site of Special Scientific Interest in accordance with Policy CP2 of the New Forest National Park Core Strategy and Development Management Policies (DPD) (December 2010).</p>
<b>Voting</b>	Unanimous

<b>REPORT ITEM 2</b>	
<b>Application No.</b>	<b>17/00784/FULL</b>
<b>Details</b>	Battramsley Farm, Shirley Holms Road, Boldre, Lymington SO41 8NG – Conversion of barn to 1no. new dwelling and associated works
<b>Public Participants</b>	Mr Phillip Pollard (Agent) Mr Teddy Powell (Applicant)
<b>Declarations of Interest</b>	Oliver Crosthwaite-Eyre Leo Randall
<b>Decision</b>	Planning consent <u>refused</u>
<b>Reasons</b>	1 The proposed conversion cannot be reconciled with National Planning Policy Framework paragraph 55 in that the dwelling would not lead to an enhancement to the immediate setting. As such, the proposal would introduce a residential use and character in an isolated location which would be harmful to the agricultural character and appearance of the area. The proposal would therefore be contrary to policies DP1, DP13 and CP12 of the New Forest National Park Core Strategy and Development Management Policies (DPD) (December 2010), and contrary to guidance within the National Planning Policy Framework (2012).
<b>Voting</b>	9:2, 1 abstention

<b>REPORT ITEM 3</b>	
<b>Application No.</b>	<b>17/00813/FULL</b>
<b>Details</b>	Land at Bartley Forest Farm, Lyndhurst Road, Cadnam SO40 2NR – Continued stationing of a mobile home for an agricultural worker for a period of three years
<b>Public Participants</b>	Nick Rymer (Agent) Cllr John Goodwin (Copythorne)
<b>Decision</b>	Planning consent <u>decline to determine</u>

<b>Reasons</b>	1 Section 70C of the Town and Country Planning Act 1990 (as amended) allows for a Local Planning Authority to 'decline to determine' an application if it would involve granting planning permission for development specified in a pre-existing Enforcement Notice as constituting a breach of planning control. The information submitted in support of this planning application details the retention of a residential mobile home. It is clear that the intention underpinning this application is to seek to obtain planning permission for the residential mobile home specified in the Enforcement Notice dated 11 September 2015 and in doing so delay compliance.
<b>Voting</b>	Unanimous

<b>REPORT ITEM 4</b>	
<b>Application No.</b>	<b>17/00816/FULL</b>
<b>Details</b>	The Lodge Malwood, Lyndhurst Road, Minstead, Lyndhurst SO43 7HA – Creation of Access; entrance gates and fencing
<b>Declarations of Interest</b>	Richard Taylor
<b>Decision</b>	Planning consent <u>refused</u>
<b>Reasons</b>	<p>1 It has not been demonstrated that the proposal could be provided without harm to the Special Area of Conservation (SAC)/ Site of Special Scientific Interest (SSSI) adjacent to the site. As such the proposal is contrary to Policies CP1 and CP2 of the New Forest National Park Core Strategy and Development Management Policies (DPD) (December 2010).as well as the National Planning Policy Framework (in particular Section 11).</p> <p>2 The proposed accessway and necessary removal of hedgerow would present an overly formal, polite and domesticating form of development into an otherwise rural landscape, adversely impacting upon the forest character of the Conservation Area at this point. As such the proposal is contrary to Policies DP1, DP6, CP7 and CP8 of the New Forest National Park Core Strategy and Development Management Policies (DPD) (December 2010) along with the requirements of the Design Guide Supplementary Planning Document.</p>
<b>Voting</b>	10:0, 2 abstentions

**39 Planning Appeal Decisions (Paper NFNPA/PDDC 248/17)**

39.1 Members noted the appeal decisions.

**40 Items of urgent business**

- 40.1 Steve Avery reported that at the last meeting of the Resources, Audit and Performance Committee on 13 November it was brought to Members' attention that New Forest District Council had changed the name of its Planning Development Control Committee to Planning Committee. Mr Avery asked Committee Members if they would like to change the name of the NPA Committee in line with the change by NFDC.
- 40.2 Members resolved to change the name of the Committee subject to Full Authority agreement at the December Authority meeting.

**RESOLVED** that it be recommended to the Authority meeting on 14 December 2017 that the name of the current Planning Development Control Committee be changed to the Planning Committee in line with the change in name of the corresponding committee at New Forest District Council.

**41 Date of next meeting**

- 41.1 Members noted that the next meeting of the Committee would be held at 09:30 hours on Tuesday 19 December 2017 in the Council Chamber, Lymington Town Hall, Avenue Road, Lymington.

The meeting ended at 10:55 am.

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Chairman

Date .....