

NEW FOREST NATIONAL PARK AUTHORITY
MINUTES OF PLANNING COMMITTEE MEETING

HELD ON TUESDAY 20 JUNE 2023 AT 9:30 AM IN THE COUNCIL CHAMBER, LYMINGTON
TOWN HALL, AVENUE ROAD, LYMINGTON SO41 9ZG.

Attending:

Members:

Gordon Bailey (Chair)
George Bisson
Richard Clewer
David Harrison
Stephen Tarling
Michael Thierry
Steve Trow (Deputy Chair)

Officers:

| | |
|----------------|--|
| Steve Avery | Executive Director (Strategy and Planning) |
| David Stone | Corporate Services Manager (Deputy Monitoring Officer) |
| Natalie Walter | Principal Planning Officer |
| Carly Cochrane | Planning Officer |
| Claire Woolf | Planning Officer |
| Vicki Gibbon | Members Services Administrator |

48 Apologies for Absence

48.1 Apologies for absence were received from Gavin Parker, John Sanger and Richard Taylor.

49 Declarations of Interest

49.1 None.

50 Minutes

50.1 **RESOLVED:** That the minutes of the meeting held on 18 April 2023 be approved as a true record.

Voting: none voting against

51 Chair's Announcements

51.1 None.

52 Planning Applications for Committee Decision (Paper PC 423/23)

52.1 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.

| | |
|----------------------------|--|
| REPORT ITEM 1 | |
| Application No. | 22/00455/FULL |
| Details | Brambley Hedge, Lyndhurst Road, Landford, Salisbury SP5 2BJ - Change of use of land to Gypsy and Traveller family pitch including siting of static caravan with cladding; 1no. building ancillary to static caravan; hardstanding; external lighting |
| Public Participants | Keith Smith (Agent / For) Edward Heron (Against) Cllr Zoe Clewer (Landford Parish Council / NFNPA Member) |
| Decision | Planning consent <u>refused</u> |
| Reasons | <ol style="list-style-type: none"> 1. Insufficient information has been provided in order to ascertain the gypsy status of the applicant for planning purposes, and the need for an additional single gypsy pitch caravan site within the National Park has not been satisfactorily or clearly demonstrated. Further, it has not been demonstrated that there is a locational need which cannot be met by an alternative site outside of the National Park, particularly considering the proximity of the site in relation to the National Park boundary. The harm caused to the landscape and visual amenity of the area previously identified by appeal Inspectors remains and is not outweighed by the apparent compliance with some of the criteria within Policy SP33. This is compounded by the unreasonably large proposed day room for which no satisfactory justification has been provided. The proposal is therefore contrary to Policies DP2, DP18, SP7, SP15, SP17 and SP33 of the adopted New Forest National Park Authority Local Plan (2016-2036), as well as paragraph 62 of the National Planning Policy Framework (NPPF) and the associated Planning Policy for Travellers Sites document. 2. It has not been demonstrated to the satisfaction of the National Park Authority that, through adequate mitigation measures, there would not be significant in-combination impacts on the ecological integrity of designated nature conservation sites (SPA, SAC, Ramsar), through recreational pressures, or through adverse impacts on water quality. The proposal would therefore be contrary to Policy SP5 of the adopted New Forest National Park Local Plan 2016- 2036 (August 2019) and Section 15 of the NPPF. |
| Voting | Unanimous |

| | |
|----------------------------|--|
| REPORT ITEM 2 | |
| Application No. | 22/01069/FULL |
| Details | The White House, Main Road, Walhampton, Lymington SO41 5RE - Installation of Solar Photovoltaic PV panels and cabling |
| Public Participants | Mr Harris (Applicant / For) Nicholas Olney (Against) |
| Decision | Planning consent <u>granted</u> subject to conditions |
| Conditions | <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 development shall only be carried out in accordance with the Solar Panel Specification submitted on 28 April 2021, 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 Policy DP2 of the adopted New Forest National Park Local Plan 2016 - 2036 (August 2019).</p> <p>3. Development shall only be carried out in accordance with drawing nos: THW-SPV 1, THW-SPV 2, TWH SPV 3, TWH SPV 4, TWH SPV 5.</p> <p>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 SP16, SP17, DP18 and DP2 of the adopted New Forest National Park Local Plan 2016- 2036 (August 2019).</p> |
| Voting | Unanimous |

| | |
|----------------------------|---|
| REPORT ITEM 3 | |
| Application No. | 23/00133/FULL |
| Details | Beechwood House, Royden Lane, Boldre, Lymington SO41 8PE - Freestanding carport and garage |
| Public Participants | Neil Fletcher (Applicant / For) |
| Decision | Planning consent <u>granted</u> subject to conditions |
| Conditions | 1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission. |

| | |
|---------------|--|
| | <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. Development shall only be carried out in accordance with</p> <p>Drawing numbers: 02 Rev C, Location Plan (showing proposed garage), Location Plan.</p> <p>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 SP16, SP17, DP18 and DP2 of the adopted New Forest National Park Local Plan 2016- 2036 (August 2019).</p> <p>3. 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 DP36 and DP37 of the adopted New Forest National Park Local Plan 2016 - 2036 (August 2019).</p> <p>4. No external lighting shall be installed on the site unless details of such proposals have been submitted to and approved in writing by the New Forest National Park Authority.</p> <p>Reason: To protect the amenities of the area in accordance with Policies DP2 and SP15 of the adopted New Forest National Park Local Plan 2016 - 2036 (August 2019).</p> <p>5. No development shall take place above slab level until samples or exact details of the facing and roofing materials have been submitted to and approved in writing by the New Forest National Park Authority.</p> <p>Development shall only be carried out in accordance with the details approved.</p> <p>Reason: To ensure an acceptable appearance of the building in accordance with Policy DP2 of the adopted New Forest National Park Local Plan 2016 - 2036 (August 2019).</p> |
| Voting | Unanimous |

| | |
|----------------------------|---|
| REPORT ITEM 4 | |
| Application No. | 23/00419/FULL |
| Details | 34 Rhinefield Close, Brockenhurst SO42 7SU - Relocation and replacement of side boundary fence |
| Public Participants | Cllr John Korbey (Brockenhurst Parish Council) |
| Decision | Planning consent <u>granted</u> subject to conditions |
| Conditions | <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. Development shall only be carried out in accordance with drawing no: PL/01</p> <p>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 SP16, SP17, DP18 and DP2 of the adopted New Forest National Park Local Plan 2016- 2036 (August 2019).</p> |
| Voting | Unanimous |

53 Planning Appeal Decisions (PC 424/23)

53.1 Steve Avery, Executive Director reported one Planning Appeal during the period which had been allowed with conditions.

54 Any other items which the Chairman decides are urgent.

54.1 There were no urgent items.

55 Date of next meeting

55.1 The next meeting is scheduled for Tuesday 18 July 2023, to be held in the Council Chamber, Lymington Town Hall, Avenue Road, Lymington SO41 9ZG.

The meeting ended at 10:50 am.

..... Date

Chair