



NEW MILTON
T O W N C O U N C I L

Minutes of the meeting of Planning Committee for New Milton Town Council, held on Thursday 19 January 2023 at 6.30pm at the Town Hall.

<u>Councillors:</u>	Chairman	p	S J Clarke
	Vice Chairman		R A Reid
	p K E Craze	p	S P Davies
	p D E Hawkins		D Samber
	p B Murrow	p	D N Tungate
	p H Wallis-Dowling		

In attendance: Cllr C V Ward

Officer: Theresa Elliott, Assistant Town Clerk

There were 2 members of the public present.

A representative of the group Residents Against Gravel Extraction spoke, respectfully reminded members of the issues raised at the recent public meeting (see associated notes).

183. APOLOGIES
Cllrs Reid and Samber had tendered their apologies.

184. DECLARATIONS OF INTEREST
Cllr Clarke advised that a historical social contact was present (applicant of 22/11290 32 Oak Road). He stated that they had not been in contact for a number of years therefore considered no declaration was necessary.

185. PUBLIC PARTICIPATION
None.

186. MINUTES
It was **RESOLVED:**
That the minutes of the meeting held on 22 December 2022 be agreed by the Chairman as a correct record.

The Minutes were duly signed.

187. MATTERS ARISING

The meeting Clerk advised the following

Minute 208b – Old Cottage, Meadow Way tree works. The letter had been sent from the meeting Clerk to the business, with the Council Solicitor stating initial one should come direct from the authority. A mid-February deadline has been given.

Minute 257 – Rail footbridge replacement – No update available currently although sought.

188. LIST OF APPLICATIONS

The list of applications for the period ending 21 and 28 December 2022, 4 and 11 January 2023 were considered (see attached list).

At 6.47pm the Chairman went out of session to speak to a member of the public.

Returned to session 6.55pm.

189. LIST OF DECISIONS

The list of decisions for periods ending 21 and 28 December 2022, 4 and 11 January 2023 were noted (see attached list).

190. NEIGHBOURHOOD PLAN

The meeting Clerk advised that an extension of time had just been agreed on the Gore Road Youth and Family Hub application, making determination expected by 10 March 2023. The outstanding matters on the application were being addressed by the architect and revised plans were expected imminently.

191. NOTES OF PUBLIC MEETING REGARDING HAMPSHIRE
MINERALS & WASTE PARTIAL UPDATE CONSULTATION

Appendix 2 had been circulated publicly on Monday 16 January. It outlined the main thread of comments made during the session, with additions of impacts to the cemetery, archaeological value and local Listed Buildings nearby, made by members. It was then agreed that the notes were an accurate reflection.

192. HAMPSHIRE MINERALS & WASTE PARTIAL UPDATE CONSULTATION

A summary of the Hampshire consultation had been produced and circulated as appendix 3, which provided suggested response text plus highlighted elements of the Ashley Manor Farm specific pages of the consultation document 'Site Proposal Study'.

Following member discussion and highlighting elements that had not been contained within appendix 2, it was then

RESOLVED

To send the following in response.

Draft Plan Consultation Paper – para 2.11 – The assertion is that greater consideration will be given to residents by way of less reduction in air quality and general disturbance, by high-quality design and restoration schemes, many residents are most concerned about the health and well-being whilst the site is operational

Policy 24 – para.4.43 - The changes to this Oil and Gas development related policy seem to suggest that there are appropriate alternative locations. The general understanding is that use of fossil fuel is harmful to the environment. We fear that the Environmental Impact Assessments will be carefully ‘managed’ to ensure a development can go ahead, with likely local concern.

Site Proposal Study – Ashley Manor Farm – TPO 89/01 is not stated, which is a stretch of mainly Oaks along Crooked Lane footpath. The Oaks suggest it is part of a Heritage hedgerow.

There is an additional allotment (Becton Lane) which is directly west of the site. Only Lymington Road allotments have been included from the description given.

We echo the public concerns as below

- ***Risk to human health , plus impact to woodland and water courses to the south east from dust/emissions;***
- ***Loss of high yielding agricultural land, with 84% of the site in this category;***
- ***The loss of historic field pattern;***
- ***Erodes the importance of the Green Belt, specifically designed to keep rural landscape between heavily populated communities;***
- ***Determination of the last Appeal Inspector is ever relevant, with the development significantly encroaching on the countryside, particularly as developments such as Tesco and expansion of the Solent Industrial Estate has increased traffic, noise and dust impacts;***
- ***The site is adjacent a cemetery, considered highly inappropriate for mourning families and at the edge of the town centre, primarily a tourist town.***
- ***Risk to archaeological finds on site and to potential ones;***
- ***Impact to Listed properties nearby;***
- ***Impact to character of the rights of way and rural ancient Angel Lane;***
- ***Impact on town centre footfall due to the close proposed location of this major extraction site.***

Cllr Ward then made comment about the current state of trees surrounding Solent Industrial Estate and neighbouring Barker Mills land. The Chairman advised that the matter should be discussed through the Green Infrastructure project via Amenities. Cllr Ward then voiced concern on behalf of residents about the amount of light pollution coming from Tesco and Aldi stores.

193. CORRESPONDENCEa) Planning Appeal Lodged

An appeal against New Forest District Council decision has been made via the householder appeals service.

Application 22/11116 - 19 Arnolds Close – Flue to an existing outbuilding. There is no ability to comment further.

b) Swift Box fitting

Mr Lord has notified that Hampshire Swifts were due to visit St Mary Magdalen for fitting of artificial spaces behind louvres in the church tower. There would also be external boxes fitted to the north and east sides of chimney of the new Crematorium, Stem Lane.

c) War Memorial Recreation Ground – Premises Licence

The variation of premises licence has been granted, although the full wording of conditions was yet to be received. The variation allows individual stalls with licence holder to sell alcohol on an 'on' and 'off' site consumption basis, giving greater flexibility for pre-booked events. The licence and alcohol sales are still subjected to the usual need for qualified persons to operate the bar within the existing time parameters.

d) Temporary Closure of Parking Spaces

Markings will be re-instated in the layby opposite Bradbeers in Old Milton Road. Works are planned for Tuesday 31 January expected to last for one day.

e) Change of Date for next meeting

The Chairman advised that the next scheduled meeting on Thursday 2 February may need to be rescheduled as the majority of the committee would be absent. Quorate number for the committee is three but we are unlikely to achieve that number.

Cllr Wallis-Dowling raised a point of order.

The meeting Clerk advised that she confirm with absent members regarding attendance.

(Post meeting note – Delegated process was instigated instead of 2 February meeting. Since however, the Brockhills site amended detail has been received with a deadline of 3 February. Therefore, the meeting has been rearranged as below).

194. NEXT MEETING

The next meeting will be held on **TUESDAY 31 JANUARY** at 6.30pm in the Town Hall. Members of the public should notify of attendance by emailing info@newmiltontowncouncil.gov.uk no later than 24 hours before the meeting begins.

There being no further business to discuss, the Chairman thanked everyone for attending and closed the meeting at 7.33pm.

Chairman _____ Date _____

Minute	Task	By whom	By when
192	Cllrs Clarke and Craze to organise meet with Tesco and Aldi managers	Cllrs named	Asap
192	Check matter with Environmental Protection team at NFDC	Meeting Clerk	02/03/2023
192	Respond to consultation	Meeting Clerk	31/01/2023

Distribution:

Town Councillors;
 District Councillors J L Cleary and C V Ward;
 County Councillors F Carpenter, M Kendal and K Mans;
 Press.

List of Applications for period 21 and 28 December 2022, 4 and 11 January 2023 – minute 188.

Application No: **2211423** Ward: Barton Authority: NFDC
Applicant: Mr & Mrs Chastney
Site: 22 Beach Avenue

Proposal: One and two storey rear extensions; detached garage and log store; replacement out building in back garden.

NMTC Comment: *(DELEGATED TO WARD MEMBERS)*

ACCEPTABLE (Delegated) subject to adherence to Neighbourhood Plan Policy NM4 (Design Quality) on the need to mitigate the impacts of climate change and create biodiversity net gain.

Application No: **2211422** Ward: Barton Authority: NFDC
Applicant: Mr G Wood
Site: 32 Hengistbury Road

Proposal: Fenestration alterations to adjust the height and size of three rooflight windows

NMTC Comment: *(DELEGATED TO WARD MEMBERS)*

ACCEPTABLE (Delegated) subject to adherence to Neighbourhood Plan Policy NM4 (Design Quality) on the need to mitigate the impacts of climate change and create biodiversity net gain.

Application No: **2200824** Ward: Bashley Authority: National Park
Applicant: Mr A Gosheron
Site: Cotswold, Bashley Road

Proposal: Carport.

NMTC Comment: OBJECT (Delegated)
(1) Forward siting is out of character
(2) Pitched roof would be dominant in the rural area
(3) It would set a precedent.

Application No: **2200896** Ward: Bashley Authority: National Park
Applicant: Mr R Lockyer
Site: Cedar Cottage, North Drive

Proposal: Replacement stable block and detached garage for incidental use.

NMTC Comment: ACCEPTABLE (Delegated) subject to Tree Officer support plus adherence to Neighbourhood Plan policy NM4 (Design Quality) on the need to mitigate the impacts of climate change and create biodiversity net gain.

Application No: **2211290** Ward: Becton Authority: NFDC
Applicant: Mr & Mrs S Tuddenham
Site: 32 Oak Road

Proposal: Sever garden and construct a 3-bedroom dwelling adjacent to no.32; single-storey rear extension and internal alterations to no. 32.

NMTC Comment: OBJECT (Delegated)

- 1) The width of development would compromise the uniform set back of Litchford Road, therefore would be out of character according to 'Set Back' text of Local Distinctiveness Study page 44.
- 2) The development would set a precedent.
- 3) There is no landscaping/biodiversity information.

Application No: **2211437** Ward: Barton Authority: NFDC
Applicant: Mr & Mrs L Bampton
Site: 106 Barton Drive

Proposal: Conversion of roof-space with additional dormers.

NMTC Comment: ACCEPTABLE (Delegated) subject to adherence to Neighbourhood Plan Policy NM4 (Design Quality) on the need to mitigate the impacts of climate change and create biodiversity net gain.

Application No: **2211450** Ward: Becton Authority: NFDC
Applicant: Wootton Homes Ltd
Site: Land between 78 and 80 Ashley Road

Proposal: Redevelopment of site with 1 detached dwelling; a pair of semi-detached dwellings; access, parking and ancillary works.

NMTC Comment: ACCEPTABLE (Delegated) subject to adherence to Neighbourhood Plan Policy NM4 (Design Quality) on the need to mitigate the impacts of climate change and create biodiversity net gain.

Application Number: **22/0708**

Ward Name: Fernhill

Location: Ferndale Road Post Office, 36-38 Ferndale Road.

Description Oak x 1 - reduce.

NMTC Comment: Pruning, where agreed with the relevant authority's Tree Officer, is acceptable provided the long-term health and amenity value of the tree is maintained and where reasonably required to maintain the owner's amenity.

Application Number: **23/0006**

Ward Name: Barton

Location: 41 Farm Lane South

Description Oak x 1 - reduce.

NMTC Comment: Pruning, where agreed with the relevant authority's Tree Officer, is acceptable provided the long-term health and amenity value of the tree is maintained and where reasonably required to maintain the owner's amenity.
