



Minutes of the meeting of Planning Committee for New Milton Town Council, held on Thursday 5th February 2026 at 6.30pm at the Town Hall.

<u>Councillors:</u>	Chairman	p	S J Clarke
	p	S P Davies	
	p	W B Davies	p D E Hawkins
	p	R Maynard	P M Moores
	p	B Murrow	R A Reid
	p	B M Scott-Johns	

Officer: Theresa Elliott – Assistant Town Clerk

There were 2 member of the public in attendance.

Pam Perry raised the following outstanding issues in regard to Ashley Manor Farm gravel extraction.

- Views from the road, lorry movements, greenbelt openness, dust, noise and lighting (previous Inspector concerns);
- Effects of climate change and impact to cliff erosion;
- Planning application, now approved, has a Sensitive Lighting Scheme. How will day to day operations be affected?
- How will the inert material replacing extracted gravel affect the agricultural grading of the land?
- Downton had an extension to the extraction term. It was hoped the same wouldn't happen to Ashley Manor Farm.

Val Sargeson representing New Milton Residents Association asked

- If the start date for Bradbeers store refurbishment was known;
- If there were any plans for the old Natwest/KFC/Dixy Chicken unit, which is still closed after a period of 'refurbishment'.

185. APOLOGIES

Cllrs Moore and Reid had tendered their apologies.

186. DECLARATIONS OF INTEREST

None.

187. PUBLIC PARTICIPATION

The Chairman thanked Pam Perry for her comments, and stated that as the planning application for Ashley Manor Farm already had approval, no further comments could be made. Any representation on the current policy consultation needed to be such that it would question its legality, or 'soundness'.

In response to the Residents Association, the Chairman stated that nothing was known about either site currently.

188. MINUTES

It was **RESOLVED:**

That the minutes of the meetings held on 22nd January 2026 be agreed by the Chairman as a correct record.

The Minutes were duly signed.

189. MATTERS ARISING

None.

190. LIST OF APPLICATIONS

The list of applications for the periods ending 21 and 28 January 2026 were considered (see attached list).

191. LIST OF DECISIONS

The list of decisions for periods ending 21 and 28 January 2026 were noted (see attached list).

192. HAMPSHIRE MINERALS AND WASTE PLAN

Currently Hampshire County Council are undergoing public consultation on the Main Modifications to the Plan, which includes Ashley Manor Farm. The consultation is open to all, and deadline for comment is 12th February 2026.

The plan is currently under examination, and the hearings that took place in February and September 2025 have led to the Main Modifications document, to ensure the plan is legally compliant (sound). This includes a Sustainability Appraisal and Habitats Regulation Assessment. These documents are put forward to the Inspector and following any further representation, will decide if future hearings are necessary or issues need revisiting. Once this has occurred the Inspector present their binding report and the Plan can be formally adopted by authorities if found 'sound'.

Appendices 2 and 3 were provided to the committee ahead of time, with appendix 2 being the Schedule of Main Modifications. These documents are available via our website

<https://www.newmiltontowncouncil.gov.uk/services/planning-committee/>

Cllr W Davies raised a number of points from appendix 2 –

- Page 62 – the change in extraction amounts should be questioned as the previous assessments had claimed 1.5million tonnes was the amount possible to extract, this had now increased to 1.7million tonnes.
- Why would Ashley Manor Farm, with its high water table, not receive the same hydrological investigations as Purple Haze site? (policy MM23 6.78)
- Concern around textual change to policy MM24 2d, regarding silica sand.

Members wished to add comment to the response form regarding extraction amount alteration. They commented that they respect residents' concerns and are disappointed with the direction for Ashley Manor Farm.

It was then RESOLVED that

The response form, as amended, be returned to Hampshire County Council ahead of the deadline 12 February 2026.

193. NEIGHBOURHOOD PLAN

The Chairman stated that they were currently waiting for an Inspector to be appointed.

194. CORRESPONDENCE

a) New Forest District Council Local Plan briefings

A polite reminder that the following sessions are upcoming

- Tuesday 11th February – 1pm to 7pm – Town Hall – Public session, attendance welcome to all
- Tuesday 17th February – 10am – Town Hall – Councillors session.

At both, District Council officers will lead presentation of the current consultation including recently publicised information and deal with any questions.

b) U.K. housebuilding

Cllr Maynard stated that in Europe there is a greater focus on self-build, but currently only large strategic sites were being realised and expressed this was an opportunity missed.

195. NEXT MEETING

The next meeting of the Planning Committee will be held on Tuesday 17 February 2026 at 6.30pm in the Town Hall.

The meeting closed at 7.20pm.

Chairman _____ Date _____

Minute	Task	By whom	By when
192	Add alteration to draft on appendix 3 to take account of extraction amount change and circulate to committee.	Meeting clerk	10/02/2026
192	Respond to HMWP	Meeting clerk	12/02/2026

Distribution:

Town Councillors

District Councillor J L Cleary

County Councillors M Kendal, F Carpenter and K Mans

New Milton Police

Press

New Milton Residents Association.

List of Applications for the period 21 and 28 January 2026 – Minute 190.

Application No: **25/10032** Ward: Barton & Becton Authority: NFDC

Applicant: Mr and Mrs M Dyke

Site: Cebree Ayr, 9 Christchurch Bay Road

Proposal: Single-storey rear extension.

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: **25/11021** Ward: Barton & Becton Authority: NFDC

Applicant: Mr N Salt

Site: 36 Barton Court Avenue

Proposal: 1.8m fence to Barton Drive side of property (Retrospective).

NMTC Comment: STRONGLY OBJECT (non-delegated)

The fencing of this wide verge is out of character, as destroys the spatial characteristics of the road from the junction and beyond, and would create a precedent for the property opposite.

Application No: **25/11109** Ward: Milton Authority: NFDC

Applicant: Mr and Mrs D Ralph

Site: 24 Chestnut Avenue

Proposal: Material change from render to stone cladding to front and (west) side elevations; canopy to create extended porch area and electric gate.

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.

RECORDED VOTE - Cllr Hawkins AGAINST.

Application No: **26/10013** Ward: Barton & Becton Authority: NFDC

Applicant: Mr T Piagesti

Site: 21 Purbeck Road

Proposal: Extensions at ground and first floor; extension to second floor in roof; fenestration alterations.

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: **26/10033** Ward: Milton Authority: NFDC
 Applicant: Mr S Miller
 Site: Unit 10B, 18 Hamilton Way

Proposal: Over-cladding of the existing asbestos cement sheet roofing.

NMTC Comment: ACCEPTABLE (Delegated) subject to Building Control advice.

Application No: **26/10053** Ward: Barton & Becton Authority: NFDC
 Applicant: Mr P Rouse
 Site: Heartease, 37 Dilly Lane

Proposal: New roof to include first floor accommodation; Juliet balcony.

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: **26/0016**

Ward Name: Ballard

Location:

50 Marley Avenue

Description

Oak x 3 - 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: **26/0018**

Ward Name: Ballard

Location:

Pine house, Fernhill Lane

Description Sweet Chestnut x 1 - Fell, Oak x 1 - Fell, Beech x 1 - Reduce.

NMTC Comment:

Oak and Sweet Chestnut - NMTC object to the felling of any tree unless it is dead, dying or dangerous, no longer of amenity value, or otherwise agreed with the relevant authority's Tree Officer for exceptional reasons.

Beech - 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.
