

MILFORD-ON-SEA PARISH COUNCIL

Minutes of the 545th Planning Committee Meeting held 3rd December 2018
in the Village Hall, Park Road at 6.30pm



Planning Committee Minutes

Members:

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|-----------------------------|---|------------------|---|-----------------|---|
| Sue Whitlock (Chair) | P | Peter Jennions | P | Pauline Taylor | P |
| Patricia Banks (Vice Chair) | P | Bob Bishop | P | Kenneth Cameron | P |
| Matthew Goode | P | Donald Darbshire | P | Jane Coster | |
| Tim Cowell | P | Ivan Chandler | | | |

In Attendance:

District Cllr Hoplins, County Cllr Carpenter, Graham Wells (Parish Clerk), Sarah Pitt (Asst. Parish Clerk), 2 members of the public.

1. DECLARATIONS OF INTEREST

None.

2. APOLOGIES

Received from Cllrs Chandler and Coster.

3. PUBLIC PARTICIPATION

The Chair invited a member of the public to speak. The member of the public brought the issue of flooding in Gillingham Road to the attention of the Parish Council. **The Committee agreed to raise the matter with South West Water and Hampshire County Council.**

With the agreement of the committee, **application 18/11513 Solent Cottage, Gillingham Road, Milford-on-Sea** was brought forward. The Chair invited a member of the public to speak. The member of the public outlined the plans.

After discussion, the committee voted to support the application.

Support but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

One member of the public left the meeting at 6.55pm.

4. MINUTES OF THE LAST PLANNING MEETING

CLr Banks queried item 5. – 18/00762. After discussion the committee agreed the outcome was correctly recorded in the Minutes. However, the committee resolved to be more vigilant when deciding which of the five statutory comments to return the planning authority.

It was **RESOLVED** that the Minutes were a true record of the meeting held on 5th November 2018 and they were duly signed by the Chair.

5. PLANNING APPLICATIONS

Tree Work Applications

Application No: TPO/18/1171
Site: Halnaker, Barnes Lane, Milford-on-Sea SO41 ORP.
Proposal: Pollard 1 x Oak tree

The Committee noted the Tree Warden's report.

Support.

Application No: TPO/18/1106
Site: Blackthorns, Shorefield Crescent, Milford-on-Sea SO41 OPD.
Proposal: Prune 1 x Oak tree

The Committee noted the Tree Warden's report.

Support.

Application No: TPO/18/1186
Site: Bramley Cottage, Shorefield Crescent, Milford-on-Sea SO41 OPD.
Proposal: Prune 3 x Oak trees
Prune 1 x Ash tree

The Committee noted the Tree Warden's report.

Support.

Application No: TPO/18/1087
Site: Ambleside, Barnes Lane, Milford-on-Sea SO41 ORL.
Proposal: Pollard 1 x Silver Birch tree

The Committee noted the Tree Warden's report.

Support.

Application No: TPO/18/1190
Site: Briantcroft, George Road, Milford-on-Sea SO41 ORS.
Proposal: Prune 3 x Oak trees

The Committee noted the Tree Warden's report.

Support.

Planning Applications

Application No: 18/11430
Site: Land of Gunfield, Shorefield Crescent, Milford-on-Sea SO41 OPD.
Proposal: chalet bungalow; access; landscaping.

The Committee noted the Case Officers report. The Committee noted the plans were identical to the previous application which had been rejected in the appeal due to the lack of mitigation provided. However, the committee had concerns about neighbour amenity and the scale of development on the plot.

Object to the application and not to accept the Officer's decision. The following comment was submitted:

Recommend REFUSAL.

The Parish Council is concerned about the impact on neighbouring properties and the character of the area. It considers this development to be un-neighbourly overdevelopment of this cramped plot.

Application No: 18/11239
Site: The Old Bakery, Lymington Road, Milford-on-Sea. SO41 OQR.
Proposal: First-floor rear extension.

The Committee noted the Case Officer's report.

Support but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

Application No: 18/11431
Site: 10 The Boltons, Milford-on-Sea SO41 0PU.
Proposal: Two-storey side and rear extension; Single-storey front extension; balcony.

The Committee noted the Case Officer's report.

Support but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

Application No: 18/11434
Site: 8 Studland Drive, Milford-on-Sea SO41 0QQ.
Proposal: Single-storey front extension; rear infill; extend patio area.

The Committee noted the Case Officer's report.

Support but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

Application No: 18/11473
Site: 5 Carrington Lane, Milford-on-Sea SO41 0RA.
Proposal: Two-storey rear extension; single-storey side extension; porch.

No Case Officer's report was available; the committee noted that two neighbour objections had been submitted with concerns over loss of light and overlooking. After discussion, the committee voted to object to the application but would accept the officer's decision if different. The agreed to submit the following comment:

The Parish Council is concerned about the large scale of the development and the detrimental effect on neighbouring properties.

Object but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

Application No: 18/11485

Site: Clovers, Barnes Lane, Milford-on-Sea SO41 0RP.

Proposal: House; parking & landscaping; demolition of existing within a conservation area.

The Committee noted the Case Officer's report.

Support but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

Application No: 18/11499

Site: Lymore Vale, Lymore Valley, Milford-on-Sea SO41 0TW.

Proposal: Use of outbuilding as holiday let; parking.

The Committee noted the Case Officer's report. The committee was supportive of the economic benefits of increased visitor accommodation but had concerns about the nature of the lettings. The committee agreed to submit the following comment:

The Parish council is supportive of the positive effect on the tourist economy this application would bring to the parish. However, it requests a condition be placed on any approval that only short-term holiday lets are permissible in the property.

Support but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

Application No: 18/11513

Site: Solent Cottage, Gillingham Road, Milford-on-Sea SO41 0PJ.

Proposal: Front, rear and side single storey extensions.

See item 3.

Application No: 18/11539

Site: Beach Hut 372, Cliff Road, Milford-on-Sea.

Proposal: Replacement beach Hut; decking & steps.

No Case Officer's report was available but the committee noted the form was the same size as the previous beach hut.

Support but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

Application No: 18/00906
Site: Kintail, Keyhaven Road, Keyhaven, SO41 0TP.
Proposal: Roof alterations to facilitate first floor accommodation; alterations to fenestration; creation of 2 No. bay windows; verandah.

The Committee noted the Case Officer's report.

Support but would accept the decision reached by the District Council's Planning Officers under their delegated powers if contrary to the Parish Council's observation.

6. UPDATE ON MOS1 APPEAL

The appeal will take place on 12th – 14th February. The location of the hearing is yet to be determined. The SLAM group held a public meeting on 28th November which was well attended by the public.

7. PLANNING DECISIONS

The following applications have been **granted**:

- a. 18/11103 – 2 & 4 Keyhaven Road, Milford-on-Sea. Variation of conditions to planning permission 17/10039.
- b. 18/10973 – Danebrook, 59 Downton Lane, Milford-on-Sea. Roof alterations in association with first floor extension; one and two-storey side extension; front porch; Juliet balcony.
- c. 18/11268 – Freshfield, Barnes Lane, Milford-on-Sea. Outbuilding.
- d. 1/11142 – 7-8 Castle Close, Milford-on-Sea. Single-storey front extension; alterations, cladding and hard landscaping.

These applications were **supported** by the Planning Committee.

The following applications have been **refused**:

- d. 18/11012 – Carrington Caravan Park, New Lane, Milford-on-Sea. Boundary Wall and Gates (retrospective).
- e. 18/11022 – Land at Merin, Lymington Road, Milford-on-Sea. Development comprising 1 terrace of 3 houses; 1 detached house; demolition of existing; parking and landscaping.

This application was objected to by the Planning Committee.

9. APPEALS

- a. 18/11099 – 12 Plover Drive, Milford-on-Sea. One and two-storey extension.
- b. 18/11111 – 1 Love Lane, Milford-on-Sea. Roof alterations in association with new first floor; single-storey rear extension; porch.

Decided: 17/11549 – Land at New Lane, Milford-on-Sea. – outline application for 12 houses – **dismissed**.

10. NFDC PLANNING COMMITTEE MEETINGS

14th November – Land of Merlin. Cllr Bishop was thanked for his attendance. The application was refused.

12th December – Agenda unavailable.

11. ENFORCEMENTS

Carrington Lane Caravan Park – Ongoing developments of which the Parish Council is notifying various departments at the District Council (Enforcement, Licencing, Coastal Protection, Legal) as well as Natural England.

12. LICENCE APPLICATIONS

None.

13. CORRESPONDENCE

None.

14. MATTERS FOR INFORMATION

White Horse Public House, 16 Keyhaven Road. Asset of Community Value. Up for sale – community groups had until 3rd December to submit a bid.

There being no further business the meeting closed at 7.30pm.

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Chair, Planning Committee

Dated: