

**MILFORD-ON-SEA PARISH COUNCIL**  
Minutes of the 551<sup>st</sup> Planning Committee Meeting held 3<sup>rd</sup> June 2019  
in the Village Hall, Park Road at 6.30pm



**Planning Committee Minutes**

**Members:**

Sue Whitlock (Chair)	P	Tony Coleman	P	Matthew Goode	
Patricia Banks (Vice Chair)	P	Tim Cowell	P	Peter Jennions	P
Bob Bishop		Anne Cullen	P	Josh Mantock	P
Kenneth Cameron	P	Donald Darbshire	P	Pauline Taylor	

**In Attendance:**

Sarah Pitt (Asst. Parish Clerk), 6 members of the public, District Cllr Christine Hopkins.

**1. DECLARATIONS OF INTEREST**

None.

**2. APOLOGIES**

Apologies were received from Cllrs Bishop, Jennings and Taylor.

**3. PUBLIC PARTICIPATION**

With the agreement of the committee, **Planning Application 19/10152, Land at Carrington Caravan Park, New Lane, Milford-on-Sea** was brought forward.

The Chair noted the Case Officer's report and highlighted the main issue of Green Belt development and that the NPPF 2019 states that LPAs should regard all new buildings in the Green Belt as inappropriate development with exceptions being made in very special circumstances. The Case Officer stated that they did not think this was a special circumstance. The Chair said that following an inspection, the shed could not be seen from local footpaths and highways and the park had to keep their equipment in the shed, surrounded by fencing making an equipment store compound. She invited a member of the public to speak who said she was concerned about general developments at this site. Following discussion, the committee voted to leave the decision to the District Officers.

**Happy to accept the Officers' decision.**

Two members of the public left the meeting at 6.50pm.

With the agreement of the committee, **application 19/10586, 14 Kensington Park, Milford-on-Sea** was brought forward. The Chair noted the report of the Case officer and pointed out an error in the number of bedrooms – stating the report said 2-3 bedrooms when in fact the application will increase the bedrooms from 4 to 5. She also noted there had been 7 online objections from neighbours to the plans. The Chair then invited a member of the public to speak. The member of the public outlined the plans and said that following a previous application, the height of the roof had been reduced and the overhang of the boundary and extension to the raised terrace had been removed. The Chair then invited another member of the public to speak, who said their main concern was the height and proximity of the extension which would affect light coming into their hallway from a rooflight.

Cllr Banks commented that the development could have an impact on the possibility of future developments on neighbouring properties.

After discussion, the committee voted to leave the decision to the District Council's Officers.

**Happy to accept the decision of the District Officers.**

Four members of the public left the meeting at 7.10pm.

#### **4. MINUTES OF THE LAST PLANNING MEETING**

It was **RESOLVED** that the Minutes were a true record of the meeting held on 13<sup>th</sup> April 2019 and they were duly signed by the Chair.

#### **5. PLANNING APPLICATIONS**

##### ***Tree Work Applications***

**Application No:** CONS/19/0341  
**Site:** The Old Mill, Barnes Lane, Milford-on-Sea SO41 0RL.  
**Proposal:** Goat Willow x 1 – Fell  
Lawson's Fir -x 10 - Fell

The Committee noted the Tree Warden's report.

##### **Support**

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**Application No:** CONS/19/0344  
**Site:** Claire Court, Victoria Road, Milford-on-Sea SO41 0UT.  
**Proposal:** Cypress x 1 – Fell

The Committee noted the Tree Warden's report.

Comment submitted:

The reason for felling was not sufficient as the trees were not overly large, caused no harm to the surrounding properties and could be better managed by careful pruning. The committee thought the trees contributed to the very built up environment at this location. They were also unsure as to the choice of replanting specimens as they felt they would not withstand the coastal conditions as well as the cypresses.

**Object.**

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**Application No:** CONS/19/0347  
**Site:** Garden flat, 100 High Street, Milford-on-Sea SO41 0QE.  
**Proposal:** Bay tree x 1 – Pollard

The Committee noted the Tree Warden’s report.

**Support**

**Planning Applications**

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**Application No:** 19/10152  
**Site:** Land at Carrington Caravan Park, New Lane, Milford-on-Sea SO41 0UQ.  
**Proposal:** Machinery and equipment store (Retrospective).

See item 3.

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**Application No:** 19/10511  
**Site:** Site of 9 Hurst Road, Milford-on-Sea SO41 0PY.  
**Proposal:** Chalet bungalow; access from Sea Road; parking; landscaping.

The Committee noted the Case Officer’s report and the 41 objections. The committee voted not to accept the officer’s decision of different.

**Object**

Comment submitted:

*Recommend REFUSAL.*

*The Parish Council has the following concerns about this application:*

- 1. The Parish Council concurs with the Highway Authority’s objection, given the dangerous siting of the access so close to the busy Sea Road/ Hurst Road junction.*
- 2. The development would compromise the open nature of the area, as referenced by Planning Inspectors on previous applications which sought to exploit this land.*
- 3. The Building Line would be exceeded, again as referenced by Inspectors in previous appeals for applications on this*

site.

4. The Parish Council considers this application to be over development of the plot and it would have a negative impact on the streetscene and character of the area - which is a key focal point for the village.

The Parish Council strongly urges this application be refused.

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**Application No:** 19/10569  
**Site:** 59 Carrington Lane, Milford-on-Sea SO41 0RA.  
**Proposal:** Single-storey extensions.

The Committee noted the Case Officer's report and the neighbour objection.

**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.**

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**Application No:** 19/10575  
**Site:** Lymore Valley Cottage, Lymore Valley, Milford-on-Sea SO41 0TW.  
**Proposal:** Two-storey outbuilding; flue; balcony; sewage treatment plant.

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.**

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**Application No:** 19/10582  
**Site:** 41 Kivernell Road, Milford-on-Sea, SO41 0PP.  
**Proposal:** Single-storey 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.**

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**Application No:** 19/10552  
**Site:** 40 Kivernell Road, Milford-on-Sea SO41 0PQ.  
**Proposal:** Porch.

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.**

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**Application No:** 19/10586  
**Site:** 14 Kensington Park, Milford-on-Sea SO41 0WD.  
**Proposal:** First-floor side extension; front & rear dormers (Amended description and plans).

See item 3.

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**Application No:** 19/10577  
**Site:** Beach Hut 7, Hordle Cliff, Cliff Road, Milford-on-Sea.  
**Proposal:** Replacement Beach Hut & decking.

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.**

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**Application No:** 19/00367  
**Site:** See Needles, Keyhaven Road, Milford-on-Sea, Keyhaven SO41 0TJ.  
**Proposal:** Single-storey side extension; alterations to fenestration.

The Committee noted the lack of a 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.**

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***Lawful Development Certificates (for information only)***

**Application No:** 19/10566  
**Site:** 1 Wayside Close, Milford-on-Sea SO41 0RN.  
**Proposal:** Single-storey side extension; demolish existing garage (Lawful Development Certificate that permission is not required for proposal).

The Committee noted the application.

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## 6. PLANNING DECISIONS

The following applications have been **granted**:

- a. 19/10400 – 4 River Gardens, Milford-on-Sea. Single-storey rear extension.
- b. 19/10429 – Little Beck, New Valley Road, Milford-on-Sea. Single-storey side & rear extension; extend existing raised patio; extend garage.
- c. 19/10351 – 18 Sharvells Road, Milford-on-Sea. First floor and two-storey rear extension; single-storey extension.

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

## 7. APPEALS

The Parish Council received written confirmation that Carrington Caravan Park is due to lodge an appeal on the brick walls and associated features. However, the District Council has not yet received confirmation of this from the Planning Inspectorate and that there was a delay of up to 6 months on appeals being accepted.

## 8. NFDC PLANNING COMMITTEE MEETINGS

**12<sup>th</sup> June** – no agenda available.

## 9. ENFORCEMENTS

Carrington Caravan Park/ Solent Grange, New Lane, Milford-on-Sea – various ongoing issues.

## 10. LICENCE APPLICATIONS

None.

## 11. NFDC GAMBLING POLICYCORRESPONDENCE

The District Council asked the Parish Council for comments on their revised Gambling Strategy. After discussion the committee decided they had no comment to make.

## 12. CORRESPONDENCE

None.

## 13. MATTERS FOR INFORMATION

2456

Cllr Cullen volunteered to represent the Parish Council at the forthcoming Cornwallis Commemoration event on 5<sup>th</sup> July.

Cllr Cameron queried if evidence could be gathered to present at the forthcoming Local Plan Review hearing on 5<sup>th</sup> July. **It was agreed to convene a meeting to decide on what the Parish Council should say and to request evidence from applicable parties.**

There being no further business the meeting closed at 7.40pm.

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*Chair, Planning Committee*

Dated: .....

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