

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD AT THE COMMUNITY CENTRE, LYNDHURST ON TUESDAY 27 APRIL 2010 AT 7.15 PM

Present: Mr M Abbott, Mr G Bisson, Mr J Charlesworth, Mrs H Klaassen, Mrs A Trend and Mrs P Wyeth.

In Attendance: Mrs M Weston, Clerk to the Council

Apologies for Absence: Mrs A Butcher and Mr M Rollé.

Declarations of Interest: Mr Charlesworth declared a non prejudicial interest in planning applications numbered 95024, 95025 and 95073 as he lived in Haskells Close, the entrance to which lies on the opposite side of the road to the sites outlined in these applications.

Minutes of Previous Meeting:

The Minutes of the Meetings of the Committee held on 23 March 2010 were signed as a true and accurate record.

Matters Arising:

NF NPA Status

Application No 93770 – Knightwood Lodge Hotel, Southampton Road
Change of use to flats

Granted

Application No 94481 – Rear of Forest Glen, Pikes Hill
New dwelling and attached double garage

No decision

Application No 94529 – Coxlease School, Clay Hill
Extension to main building

No decision

Application No 94530 – Coxlease School, Clay Hill
Extension; new glazed canopy and re-roofing/repairs of Listed Building (Application for Listed Building Consent)

No decision

Application No 94802 – Coxlease School, Clay Hill
Removal of existing temporary timber clad structures.
Construction of new teaching and staff accommodation

Granted

Application No 94807 – Avoca Pikes Hill Avenue
Rear extension to provide living room with storage above; external flue

Granted

Application No 94818 – 9 Oak Close
Two storey side extension

Granted

Application No 94844 – Stydd Close and Rosewood Cottage, Shrubbs Hill Road
Addition of Conservatory and Utility and internal alterations to kitchen and bedroom at Stydd Close. Infilling of central lightwell and various minor alterations to Rosewood Cottage

Granted

Application No 94705 – Coxlease School, Clay Hill
Demolition of prefabricated therapy building. Construction of a new therapy unit

Granted

Application No 94706 – Coxlease School, Clay Hill
Demolition of prefabricated therapy building. Construction of a new therapy unit

Granted

Application No 94845 – Stydd Close, Shrubbs Hill Road
Addition of Conservatory and Utility and internal alterations to

Granted

kitchen and bedroom at Stydd Close. Infilling of central stairwell and various minor alterations to Rosewood Cottage (*application for listed building consent*)

Application No 94886 – Rufus House, Southampton Road Granted
Single storey to form holiday flat; first floor to existing single storey side extension (*application for removal or variation of a condition following grant of planning permission*)

Application No 94822 – 11A Northerwood Avenue No decision
Rear conservatory (*retrospective*)

Application No 94898 – School House, Emery Down Granted
Replacement of existing timber outbuilding with new timber Outbuilding of same size, massing and materials

Application No 94905 – Forest Lodge Hotel, Pikes Hill Granted
Form raised terrace area to existing hotel

Application No 94949 – April Cottage, 3 Park Close, Clay Hill Granted
Erection of lean-to conservatory

Application No 94866 – Northerwood House, Swan Green No decision
Installation of garden shed

Application No 94959 – 36 Wellands Road No decision
Single storey side extension to form utility room. Installation of velux roof lights to existing kitchen

Application No 94965 – Bunces, Pikes Hill Avenue Granted
Erection of single storey rear extension

Application No 94974 – Elcombes, High Street Granted
Fire precaution works. *Application for listed building consent*

Application No 94986 – Stydd Cottage, Shrubbs Hill Road No decision
Front extension to ground and first floor, new porch to front entrance and 2no new velux windows to side elevation

Applications for the Committee's consideration:-

Application No 95000 – 1 Park Close, Clay Hill
First floor extension

RESOLVED: To recommend that permission be granted. The proposals are in keeping with the street scene and existing building and do not have any adverse affect on neighbouring properties.

Application No 95002 – 4 Northerwood Avenue
Two storey side extension; single storey rear extension; new vehicular access

RESOLVED: To recommend that permission be refused. The proposals lie outside the village envelope and do not comply with 30% policy. The access would prove dangerous and would lead onto a busy road.

Application No 95024 – Brock Cottage, Chapel Lane
Continued use of dwelling house (Class C3) to office accommodation (Class B1) for a temporary period of three years (Renewal of temporary permission 07/92171).

RESOLVED: To recommend that temporary permission be granted. This is a renewal of an existing permission and would allow time for additional accommodation to be provided.

Application No 95025 – Deerleap, Chapel Lane

Continued use of dwelling house (Class C3) to office accommodation (Class B1) for a temporary period of three years (Renewal of temporary permission 07/92152).

RESOLVED: To recommend that temporary permission be granted. This is a renewal of an existing permission and would allow time for additional accommodation to be provided.

Application No 95073 – Baptist Church, Chapel Lane

Extension to link church and church hall (Resubmission of PP 94429)

RESOLVED: To recommend that permission be granted. The proposals provide much needed accommodation, there would be no adverse affect on the street scene or neighbour concerns.

Application No 95074 – 4 Elcombes, 1 High Street

Insertion of Stud Wall in Bathroom (Application for Listed Building Consent)

RESOLVED: To accept the decision reached by NF NPA's officers under delegated powers.

Application No 95100 – La Pergola, Southampton Road

Outbuilding (Resubmission of PP 94644)

RESOLVED: To recommend that permission be granted. The outbuilding would not have an unacceptable impact on the amenities of neighbouring properties or the character of the Conservation Area.

Application No 95149 – 7 Park Close

First floor rear extension

RESOLVED: To recommend that permission be granted but to accept the decision reached by the NF NPA's officers under delegated powers. The design was considered acceptable but concern was expressed as to whether the 30% allowance had been reached by this and a previous permission granted within the last two years. The property lies outside the village envelope.

Any Other Business:-

Treework applications entered since the date of the last meeting:

Application No CONS/10/0114 – 16 Pemberton Road

Removal of silver birch tree

Application No TPO/10/0120 – Faeries Cottage, Emery Down

Fell Cedar, Fell 2 Blue Cedars

Tree Preservation Orders revoked since the date of the last meeting:

TPO No 4?97 – Land of Boltens House, Princes Crescent - felled due to root disease

Treework applications granted since the date of the last meeting :-

Application No TPO/10/0070 - Eversley, Pikes Hill Avenue

Oak - reduce canopy by 15% and crown clean - granted

In the absence of any other business the Chairman of the Planning Committee thanked those present for attending and closed the meeting.

Chairman _____

Date _____