

WELLOW PARISH COUNCIL

MINUTES OF PLANNING AND GENERAL PURPOSES COMMITTEE MEETING

Wellow Village Hall: Monday, 1st December 2014. 6.45pm - 7.25pm

Present: Mrs Angela Ratcliffe (AR)(Chair), Mrs Tish Cochrane (TC), Mr Mike Derrick (Vice-Chair)(MD), Mr Phil Stenner.

Attending: Cllr Gordon Bailey, Mrs Lesley Weldon (Clerk) (Minutes).

Apologies: Mrs Julie Jacobs (JJ), Mr Jamie King (JK).

Cc: (for information only): Mr Alan Clark, Mrs Francis Feeney, Cllr Tony Gentle, Mr Mike Jones, Mr Ray Noble, Cllr Roy Perry, Mr John Saunders.

MINUTES

- 1 APOLOGIES
As above
- 2 DECLARATIONS OF INTEREST
None
- 3 PUBLIC PARTICIPATION - Comments made by the public were noted in respect of the applications considered below.
- 4 PLANNING MATTERS

a. New applications:

RESOLVED: that comments be made on applications as indicated below: LW

<u>Application</u>	<u>Site and details</u>	<u>WPC decision</u>
<u>NFNP</u> 14/00833/FULL	'Moorland', Canada Road, West Wellow 2 storey and single storey extension to existing dwelling (Moorland). Erection of double garage. Erection of 2 stables - barn and store <i>*(i) The application appears to exceed the 30% floorspace limit and therefore contravenes policy DP11; (ii) As noted by the Tree Officer, there are concerns about potential damage to trees on the site and the Council seeks assurance that suitable protection measures will be put in place; (iii) There is also concern about the Coach House - it is unclear whether proposed works to this building will represent permitted development and the Council would ask that the NFNPA ensure that any necessary planning permissions are sought.</i>	Refuse* See notes** (Appendix 1). Response subsequently changed to Support
<u>TVBC</u> 14/02605/FULLS	Land alongside Willowbend, Dunwood Hill, East Wellow 1No. Detached 4 bed 2 storey dwelling with existing access gate and concrete driveway <i>*This application goes against Policy- there is no provision for new dwellings, and is outside the Plan</i>	*Objection
14/02497/FULLS	Luibeg, Gardeners Lane, East Wellow Demolition of existing garage and construction of new garage block with games room over, new entrance gates and wall <i>*(i) Oversized; (ii) need to ensure that the building is not used for habitable accommodation; (iii) the gates are not appropriate and are out of character with the area.</i>	*Objection

14/02727/FULLS Lower Shootash Farm, Shootash, Romsey *Objection
 Demolish existing farmhouse and ancillary buildings, erection of dwelling, refurbish/concert barn and lean-to to provide ancillary accommodation, erection of detached 3 bay garage with staff accommodation over, erection of pool house, re-clad existing machinery port, erection of stabling and extension of garden area along with associated landscaping works (amended scheme)
**Overdevelopment. It is also noted that the property built without Planning permission has not been demolished, even though this has been requested by TVBC.*

14/00847/FULLS Sunrise, Maurys Lane, West Wellow *Objection
 Demolition of existing detached bungalow and outbuilding and erection of new dwelling with detached double garage
**(i) This proposal is overbearing for the size of the plot; (ii) it has a severe environmental impact, particularly with regards to loss of light for the neighbouring property 'The Hollies'; (iii) appropriate protection for the oak tree situated at the front of the property; (iv) WPC recommends that the roof and accommodation size be reduced at the rear of the property in line with 'The Hollies' kitchen wall and bringing the dwelling forward to the original building line.*

Trees

14/02682/TPOS Kingsmead, Lower Common Road, West Wellow Support
 1 x Mature Oak - Section fell the tree down to approx. 6m high.

b. Decisions:

	<u>Site and details</u>	<u>WPC View</u>	<u>Decision/ Decision Date</u>
<u>NFNP</u>			
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<u>TVBC</u>			
14/02078/FULLS	Balnain, Romsey Road, East Wellow Two storey front extension	Support	PERMISSION Subject to conds & notes 30.10.2014
14/02102/FULLS	Little Yews, Romsey Road, East Wellow Removal of existing boundary treatment and gates, re-erection of original gates with new fencing and relay original block paving - retrospective.	Objection	PERMISSION Subject to conds & notes 03.11.2014
14/02380/AGNS	Land Adjacent Kings Farm, Foxes Lane, West Wellow Fully enclosed clearspan portal framed building	Objection	PRIOR APPROVAL NOT REQUIRED 04.11.2014
14/02389/FULLS	The Red Rover, Salisbury Road, West Wellow Take out existing window to left of main entrance, enlarge opening and build new timber painted double glazed window.	Support	PERMISSION Subject to conds & notes 14.11.2014

Trees

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