

Minutes of the **Northern Area Planning Committee**  
of the **Test Valley Borough Council**  
held in Conference Room 1, Beech Hurst, Weyhill Road, Andover  
on Thursday 4 October 2018 at 5:30 pm

Attendance:

<b>Councillor C Borg-Neal</b> <b>(Chairman)</b>	(P)	<b>Councillor T Preston</b> <b>(Vice Chairman)</b>	(P)
Councillor I Andersen	(A)	Councillor P Giddings	(A)
Councillor P Boulton	(P)	Councillor K Hamilton	(A)
Councillor A Brook	(A)	Councillor S Hawke	(P)
Councillor Z Brooks	(P)	Councillor A Hope	(P)
Councillor J Budzynski	(P)	Councillor P Lashbrook	(P)
Councillor D Busk	(P)	Councillor J Lovell	(P)
Councillor I Carr	(A)	Councillor C Lynn	(P)
Councillor J Cockaday	(P)	Councillor P Mutton	(P)
Councillor D Denny	(P)	Councillor J Neal	(P)
Councillor D Drew	(P)	Councillor P North	(P)
Councillor B Few Brown	(A)	Councillor B Page	(-)
Councillor M Flood	(P)	Councillor G Stallard	(A)

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**Minutes**

**Resolved:**

**That the minutes of the meeting held on 13 September 2018 be confirmed and signed as a correct record.**

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**Schedule of Development Applications**

**Resolved:**

**That the applications for development as set out in the attached schedule be determined as indicated.**

**Note:**

In accordance with the Council's scheme of Public Participation the following spoke on the applications indicated:

<b><u>Agenda Item No.</u></b>	<b><u>Page No.</u></b>	<b><u>Application</u></b>	<b><u>Speaker</u></b>
7	10-25	18/01645/FULLN	Mr N Cooper (Barton Stacey Parish Council) Mr P Wood (Objector) Mr P Grubb (on behalf of Applicant)
8	26-36	18/02125/VARN	Mr N Boddington (Applicant's Agent)

(The meeting ended at 6.04pm)

## Schedule of Development Applications

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7	<b>APPLICATION NO.</b>	18/01645/FULLN
	<b>APPLICATION TYPE</b>	FULL APPLICATION - NORTH
	<b>REGISTERED</b>	29.06.2018
	<b>APPLICANT</b>	Mr Neal
	<b>SITE</b>	Chalkdell, Cocum Road, Barton Stacey, SO21 3RT, <b>BARTON STACEY</b>
	<b>PROPOSAL</b>	Conversion of garage to annexe, erection of a shed and creation of bin area
	<b>AMENDMENTS</b>	Amended plans received 12.07.2018, 18.07.2018, 03.08.2018 & 17.09.2018
	<b>CASE OFFICER</b>	Mr Oliver Woolf

**PERMISSION subject to:**

1. The development hereby permitted shall be begun within three years from the date of this permission.  
Reason: To comply with the provision of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.
2. The development hereby permitted shall not be carried out except in complete accordance with the details shown on the submitted plans, numbers:  
102 D  
104 D  
107 B  
109 C  
Reason: For the avoidance of doubt and in the interests of proper planning.
3. The foundation support for the detached garden shed shall be constructed using the product Ecobase as illustrated in the photograph attached to the email from Jenna Sugars Architectural Technologist Rural ABS dated 4 August 2018 within the application. The existing trellis fence around the bin storage area shall not be removed until the base of that area has been laid.  
Reason: To ensure the retention of existing trees and natural features during the construction phase in accordance with policy E2 of the Test Valley Borough Revised Local Plan DPD.
4. The proposed habitable accommodation within the existing garage shall not be occupied until a screen 1.7m in height above balcony level has been erected to the south side of the proposed balcony as detailed within the application. The screen shall remain in its approved location and form in perpetuity.  
Reason: To protect the amenity and privacy of the adjoining occupiers in accordance with policy LHW4 of the Test Valley Borough Revised Local Plan DPD.

**Note to applicant:**

1. In reaching this decision Test Valley Borough Council (TVBC) has had regard to the National Planning Policy Framework and takes a positive and proactive approach to development proposals focused on solutions. TVBC work with applicants and their agents in a positive and proactive manner offering a pre-application advice service and updating applicants/agents of issues that may arise in dealing with the application and where possible suggesting solutions.

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8	<b>APPLICATION NO.</b>	18/02125/VARN
	<b>APPLICATION TYPE</b>	VARIATION OF CONDITIONS - NORTH
	<b>REGISTERED</b>	09.08.2018
	<b>APPLICANT</b>	Farleigh School
	<b>SITE</b>	Farleigh School, Stockbridge Road, Red Rice, <b>UPPER CLATFORD</b>
	<b>PROPOSAL</b>	Variation of Condition of 2 of 16/01098/FULLN (Erection of floodlights to existing artificial turf pitch) to substitute plans to provide modern and efficient lighting.
	<b>AMENDMENTS</b>	
	<b>CASE OFFICER</b>	Mrs Katie Nethersole

**PERMISSION subject to:**

1. The development hereby permitted shall be begun before 23 November 2019.  
Reason: To comply with the provision of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.
2. The development hereby permitted shall not be carried out except in complete accordance with the details shown on the submitted plans, numbers HL250513/3/ALS760, HLS00619.2, 1512/02.  
Reason: For the avoidance of doubt and in the interests of proper planning.
3. The floodlights hereby permitted shall only be used between the hours of 0800 and 1900 Monday-Friday, 0900 and 1800 hours on Saturdays, and not at all on Sundays.  
Reason: To prevent undue light pollution and to avoid impacts to bats in accordance with Test Valley Borough Revised Local Plan 2016 Policies E2, E5 and E8.
4. The floodlights shall be implemented in accordance with the details and plans as submitted with the application and shall not exceed the stated lux levels.  
Reason: To prevent undue light pollution in accordance with Test Valley Borough Revised Local Plan 2016 Policies E2 and E8.
5. The development hereby permitted shall be carried out in accordance with Section 6 "Recommendations and Enhancements" of the submitted Bat Survey Report (Ecology By Design, July 2015).

**Reason: To avoid impacts to bats in accordance with Test Valley Borough Revised Local Plan 2016 Policy E5.**

**Note to applicant:**

- 1. In reaching this decision Test Valley Borough Council (TVBC) has had regard to the National Planning Policy Framework and takes a positive and proactive approach to development proposals focused on solutions. TVBC work with applicants and their agents in a positive and proactive manner offering a pre-application advice service and updating applicants/agents of issues that may arise in dealing with the application and where possible suggesting solutions.**
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