

Minutes of the **Southern Area Planning Committee**
of the **Test Valley Borough Council**
held in Main Hall, Crosfield Hall, Broadwater Road, Romsey
on Monday, 16 May 2022 at 5.30 pm

Attendance:

Councillor M Cooper (Chairman)

Councillor M Hatley (Vice-Chairman)

Councillor G Bailey
Councillor P Bundy
Councillor J Burnage
Councillor A Dowden
Councillor C Dowden

Councillor S Gidley
Councillor I Jeffrey
Councillor M Maltby
Councillor J Parker

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Apologies

Apologies for absence were received from Councillors Ward and Warnes.

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Public Participation

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

<u>Agenda Item No.</u>	<u>Page No.</u>	<u>Application</u>	<u>Speaker</u>
7	10 - 22	22/00379/FULLS	Mr Lambley (Objector)

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Declarations of Interest

There were no declarations of interest.

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Urgent Items

There were no urgent items to consider.

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Minutes

Resolved:

That the minutes of the meeting held on 26 April 2022 be confirmed and signed as a correct record.

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22/00379/FULLS

APPLICATION NO.	22/00379/FULLS
APPLICATION TYPE	FULL APPLICATION - SOUTH
REGISTERED	14.02.2022
APPLICANT	Mr Nathan Challis
SITE	44 Testlands Avenue, Nursling, Southampton, SO16 0XG, NURSLING AND ROWNHAMS
PROPOSAL	Single storey rear extension, raise roof with loft conversion and dormers, gable end to sides
AMENDMENTS	
CASE OFFICER	Miss Ash James

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 005C, 006C, Block Plan 14.02.2022 and Site Location Plan 14.02.2022
Reason: For the avoidance of doubt and in the interests of proper planning.**
- 3. The external materials to be used in the construction of all external surfaces of the development hereby permitted shall be as specified on the application form and the approved plans.
Reason: To ensure a satisfactory visual relationship of the new development with the existing in accordance with Test Valley Borough Revised Local Plan (2016) Policy E1.**
- 4. Development shall proceed in accordance with the measures set out in Section 5 'Interpretation and Evaluation' of the 44 Testlands Avenue, Nursling, Preliminary Roost Assessment (Arbtech, March 2022). Thereafter enhancement features shall be permanently maintained and retained in accordance with the approved details, with photographic evidence provided to the Local Planning Authority within 6 months of occupation.
Reason: To ensure the favourable conservation status of bats in accordance with Policy E5 of the Test Valley Revised Local Plan DPD.**

5. Prior to the first use of the extension, the roof lights in the East and West elevation of the development hereby permitted shall be fitted with obscured glazing and thereafter retained as such, unless otherwise agreed in writing by the Local Planning Authority.

Reason: To protect the amenity and privacy of the adjoining occupiers in accordance with Test Valley Borough Revised Local Plan (2016) Policy LHW4.

Notes 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.
2. Bats and their roosts receive strict legal protection under the Wildlife and Countryside Act 1981 (as amended) and the Conservation of Habitats and Species Regulations 2017. All work must stop immediately if bats, or evidence of bat presence (e.g. droppings, bat carcasses or insect remains), are encountered at any point during this development. Should this occur, further advice should be sought from Natural England and/or a professional ecologist.

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22/00451/FULLS

APPLICATION NO.	22/00451/FULLS
APPLICATION TYPE	FULL APPLICATION - SOUTH
REGISTERED	21.02.2022
APPLICANT	Mr Mitesh Patel
SITE	High Pines , Heatherlands Road, Chilworth, SO16 7JB, CHILWORTH
PROPOSAL	Resurfacing driveway, create path, replacement gates and timber fence to the rear boundary
AMENDMENTS	None
CASE OFFICER	Mr Nathan Glasgow

WITHDRAWN by the Interim Head of Planning and Building

(The meeting terminated at 6.20 pm)