

7. **18/03235/FULLS (REFUSE) 10.12.2018** 10 – 36
SITE: Bargain Farm, Frogmore Lane, Nursling,
NURSLING AND ROWNHAMS

CASE OFFICER: Mark Staincliffe
8. **19/00795/FULLS (PERMISSION) 28.03.2019** 37 – 48
SITE: Land Adjacent Mill Lane, **SHERFIELD ENGLISH**

CASE OFFICER: Sarah Barter

APPLICATION NO.	18/03235/FULLS
SITE	Bargain Farm, Frogmore Lane, Nursling, NURSLING AND ROWNHAMS
COMMITTEE DATE	4 th June 2019
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- 1.0 The above planning application has been **WITHDRAWN** from the agenda, on behalf of the Head of Planning and Building, and so will not now be considered.

APPLICATION NO.	19/00795/FULLS
SITE	Land Adjacent Mill Lane, Sherfield English, Romsey, SO51 6FN, SHERFIELD ENGLISH
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1.0 CONSULTATIONS/REPRESENTATIONS

- 1.1 Ecology - No Concerns subject to condition.
- 1.2 Landscape -No Objection subject to condition ensuring development is carried out in accordance with hard and soft details and maintenance info submitted.

2.0 PLANNING CONSIDERATIONS

2.1 Ecology

The application is supported by an ecological assessment (Austin Foot Ecology, February 2019). The County Ecologist is confident that this has been carried out to appropriate methods and that the findings present a robust picture of the ecological interests of the site. It is acknowledged that the time of year that the site visit was carried out is a limitation to fully identifying all species present at the site; however, this is a common and typical limitation of ecological walkover surveys to support development proposals, and a robust analysis of historic datasets and an understanding of the habitats present addresses this limitation.

- 2.2 In summary, the site supports a wide range of habitats, ranging from lower-interest areas of more improved grassland / pasture, to areas of higher-diversity grassland, woodland, and scrub. Part of the site includes a part of Sack Copse Site of Importance for Nature Conservation (SINC). The site has the potential to support a wide range of notable and protected species.
- 2.3 The nature of the development is generally sympathetic to the biodiversity impacts. A small car park will be constructed. A network of paths will be created; most of these will simply be mown paths, requiring no construction activity. A small section of boardwalk will be constructed in the woodland area to the west, outside the SINC boundary.
- 2.4 The site as a whole will be managed to meet several objectives. While encouraging and facilitating public access to sites can compromise objectives relating to biodiversity conservation, the submitted management plan addresses these potentially-conflicting aims well. The size and character of the site is such that these objectives can be met equally. The majority of the public access areas are separated from the more ecologically-sensitive areas of the site.
- 2.5 Overall, the County Ecologist is confident that the development would not have any adverse impacts to biodiversity provided that site clearance prior to the car park construction is carried out in a suitably-sensitive manner to avoid localised

impacts to breeding birds and reptiles, and provided that the submitted management plan is fully implemented. If the proposals are properly implemented, the application is likely to result in a net gain in biodiversity, which is welcomed. A condition is considered appropriate to ensure that the method statement for the car park construction in relation to protected species is secured.

3.0 AMENDED RECOMMENDATION

PERMISSION subject to conditions 1 – 4 and notes 1 – 2 of the agenda report recommendation and additional condition 5 and 6 as follows:

- 5.** Prior to commencement of works to the car park, a method statement that demonstrates how adverse impacts to reptiles, breeding birds, and small mammals during construction of the proposed car park shall be managed shall be submitted to and approved in writing by the Local Planning Authority. Development shall subsequently proceed in accordance with any such approved details.

Reason: To avoid impacts to protected and notable species in accordance with Policy E5 of the Test Valley Revised Local Plan DPD.

- 6.** The development shall be provided in accordance with the document titled hard and soft landscaping specification and maintenance schedule received on the 8th May 2019.

Reason: To improve the appearance of the site and enhance the character of the development in the interest of visual amenity and contribute to the character of the local area in accordance with Test Valley Borough Revised Local Plan (2016) Policy E1 and E2.