

# Marchwood Parish Council

Marchwood Village Hall  
Village Centre  
Marchwood  
SO40 4SX

Telephone: 023 8086 0273

Email: [office@marchwoodparishcouncil.org.uk](mailto:office@marchwoodparishcouncil.org.uk)



26<sup>th</sup> November 2018

To: Members of the Planning Committee, remainder of Council for information.

Dear Councillor,

A meeting of the Planning Committee will be held in the Pine Room, Marchwood Village Hall, on Monday 3<sup>rd</sup> December 2018 at 7.30pm, you are summoned to attend.

Yours sincerely

*Brendan V. Gibbs*

Clerk to the Council

## AGENDA

1. **Apologies for absence**
2. **Public participation** - may speak for up to three minutes.
3. **Declarations of Interest**
4. **Chairman's report**
5. **Minutes:** To confirm the minutes of the meeting 5<sup>th</sup> November 2018.

### 6. **Planning applications**

**18/11448 – Parks Farm, Long Lane Marchwood SO40 4WR:** Continued use of land as football training ground (Use Class D2); formation of 6 football pitches and associated car parking; retention of flood lighting for 2 pitches; toilet block; security kiosk and automated barriers

**18/111495 – 8 The Hawthorns, Marchwood, SO40 4SU:** First floor side extension; single-storey rear extension; use part of garage as living accommodation; fenestration alterations.

7. **Planning enforcement cases.** To receive any updates.
8. **Planning decisions.** To receive any updates.
9. **Parish Council priorities for 2018/19**
  - a) **Bury Road cycle path extension.** To receive any updates.
  - b) **Long Lane footpath.** To receive any updates.
  - c) **Cycle / footpath to Hythe.** To receive any updates.
  - d) **Highway / road access issues such as HGV's using restricted roads.** To receive any updates.
  - e) **Monitoring the effect of industrial development.** To receive any updates.

Members of the public are welcome to attend meetings of the Parish Council. Copies of items referred to in the agenda are available from the Parish Council office on request.



## Application for Planning Permission. Town and Country Planning Act 1990

### Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

### 1. Site Address

|                |   |
|----------------|---|
| Number         | <input type="text"/>                    |
| Suffix         | <input type="text"/>                    |
| Property name  | <input type="text" value="Parks Farm"/> |
| Address line 1 | <input type="text" value="Long Lane"/>  |
| Address line 2 | <input type="text"/>                    |
| Address line 3 | <input type="text"/>                    |
| Town/city      | <input type="text" value="Marchwood"/>  |
| Postcode       | <input type="text" value="SO40 4WR"/>   |

Description of site location must be completed if postcode is not known:

|              |                                     |
|--------------|-------------------------------------|
| Easting (x)  | <input type="text" value="438068"/> |
| Northing (y) | <input type="text" value="110018"/> |

Description

### 2. Applicant Details

|                |  |
|----------------|--|
| Title          | <input type="text" value="Other"/>                         |
| Other          | <input type="text"/>                                       |
| First name     | <input type="text"/>                                       |
| Surname        | <input type="text" value="C/O Agent"/>                     |
| Company name   | <input type="text" value="Southampton Football Club Ltd"/> |
| Address line 1 | <input type="text" value="C/O Agent"/>                     |
| Address line 2 | <input type="text"/>                                       |
| Address line 3 | <input type="text"/>                                       |
| Town/city      | <input type="text"/>                                       |

## 2. Applicant Details

|                  |                      |
|------------------|----------------------|
| Country          | <input type="text"/> |
| Postcode         | <input type="text"/> |
| Primary number   | <input type="text"/> |
| Secondary number | <input type="text"/> |
| Fax number       | <input type="text"/> |
| Email address    | <input type="text"/> |

Are you an agent acting on behalf of the applicant?

Yes  No

## 3. Agent Details

|                  |   |
|------------------|---|
| Title            | <input type="text" value="Mrs"/>                          |
| First name       | <input type="text" value="Natalie"/>                      |
| Surname          | <input type="text" value="Fellows"/>                      |
| Company name     | <input type="text" value="Luken Beck"/>                   |
| Address line 1   | <input type="text" value="Luken Beck, Ground Floor"/>     |
| Address line 2   | <input type="text" value="30 Carlton Crescent"/>          |
| Address line 3   | <input type="text"/>                                      |
| Town/city        | <input type="text" value="Southampton"/>                  |
| Country          | <input type="text"/>                                      |
| Postcode         | <input type="text" value="SO15 2EW"/>                     |
| Primary number   | <input type="text" value="02380633440"/>                  |
| Secondary number | <input type="text"/>                                      |
| Fax number       | <input type="text"/>                                      |
| Email            | <input type="text" value="nataliefellows@lukenbeck.com"/> |

## 4. Site Area

What is the measurement of the site area?  
(numeric characters only).

Unit

## 5. Description of the Proposal

Please describe details of the proposed development or works including any change of use.

If you are applying for Technical Details Consent on a site that has been granted Permission In Principle, please include the relevant details in the description below.

Has the work or change of use already started?

Yes  No

## 5. Description of the Proposal

If yes, please state the date when the work or change of use started (date must be pre-application submission)  
DD/MM/YYYY

01/02/2015

Has the work or change of use been completed?

Yes  No

If Yes, please state the date when the work or change of use was completed (date must be pre-application submission)

01/06/2015

## 6. Existing Use

Please describe the current use of the site

Football Training Ground, Use class (D2) (given temporary permission in 2013)

Is the site currently vacant?

Yes  No

**Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.**

Land which is known to be contaminated

Yes  No

Land where contamination is suspected for all or part of the site

Yes  No

A proposed use that would be particularly vulnerable to the presence of contamination

Yes  No

## 7. Materials

Does the proposed development require any materials to be used in the build?

Yes  No

## 8. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicular access proposed to or from the public highway?

Yes  No

Is a new or altered pedestrian access proposed to or from the public highway?

Yes  No

Are there any new public roads to be provided within the site?

Yes  No

Are there any new public rights of way to be provided within or adjacent to the site?

Yes  No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

Yes  No

## 9. Vehicle Parking

Is vehicle parking relevant to this proposal?

Yes  No

Please provide information on the existing and proposed number of on-site parking spaces

| Type of vehicle                     | Existing number of spaces | Total proposed (including spaces retained) | Difference in spaces |
|-------------------------------------|---------------------------|--|----------------------|
| Cars                                | 110                       | 110  | 0                    |
| Other (e.g. bus) Coach Parking Bays | 2                         | 2  | 0                    |

## 10. Trees and Hedges

Are there trees or hedges on the proposed development site?

Yes  No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?

Yes  No

**If Yes to either or both of the above, you may need to provide a full tree survey, at the discretion of your local planning authority. If a tree survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.**

## 11. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)

Yes  No

**If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.**

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

Yes  No

Will the proposal increase the flood risk elsewhere?

Yes  No

**How will surface water be disposed of?**

Sustainable drainage system

Existing water course

Soakaway

Main sewer

Pond/lake

## 12. Biodiversity and Geological Conservation

**To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals. Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?**

a) Protected and priority species (see guidance note):

- Yes, on the development site  
 Yes, on land adjacent to or near the proposed development  
 No

b) Designated sites, important habitats or other biodiversity features (see guidance note):

- Yes, on the development site  
 Yes, on land adjacent to or near the proposed development  
 No

c) Features of geological conservation importance (see guidance note):

- Yes, on the development site  
 Yes, on land adjacent to or near the proposed development  
 No

## 13. Foul Sewage

Please state how foul sewage is to be disposed of:

### 13. Foul Sewage

- Mains Sewer
- Septic Tank
- Package Treatment plant
- Cess Pit
- Other
- Unknown

Are you proposing to connect to the existing drainage system?  Yes  No  Unknown

If Yes, please include the details of the existing system on the application drawings. Please state the plan(s)/drawing(s) references.

Surface Water Drainage Assessment (URS, 2013), calculations and car park drainage design approved condition 3 of application 13/10844

### 14. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?  Yes  No

Have arrangements been made for the separate storage and collection of recyclable waste?  Yes  No

### 15. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste?  Yes  No

### 16. Residential/Dwelling Units

**Due to changes in the information requirements for this question that are not currently available on the system, if you need to supply details of Residential/Dwelling Units for your application please follow these steps:**

1. Answer 'No' to the question below;
2. Download and complete this supplementary information template (PDF);
3. Upload it as a supporting document on this application, using the 'Supplementary information template' document type.

**This will provide the local authority with the required information to validate and determine your application.**

Does your proposal include the gain, loss or change of use of residential units?  Yes  No

### 17. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?  Yes  No

If you have answered Yes to the question above please add details in the following table:

| Use Class                 | Existing gross internal floorspace (square metres) | Gross internal floorspace to be lost by change of use or demolition (square metres) | Total gross new internal floorspace proposed (including changes of use) (square metres) | Net additional gross internal floorspace following development (square metres) |
|---------------------------|--|---|---|--|
| D2 - Assembly and leisure | 39.2   | 0   | 39.2  | 39.2   |
| Total                     | 39.2   | 0   | 39.2  | 39.2   |

For hotels, residential institutions and hostels please additionally indicate the loss or gain of rooms:

### 18. Employment

Will the proposed development require the employment of any staff?  Yes  No

Please complete the following information regarding employees:

## 18. Employment

| Type               | Full-time | Part-time | Equivalent number of full-time |
|--------------------|-----------|-----------|--------------------------------|
| Existing employees |           |           | 90                             |
| Proposed employees |           |           | 90                             |

## 19. Hours of Opening

Are Hours of Opening relevant to this proposal?

Yes  No

If known, please state the hours of opening (e.g. 15:30) for each non-residential use proposed:

| Use                       | Monday to Friday                     | Saturday                             | Sunday and Bank Holidays             | Unknown |
|---------------------------|--------------------------------------|--------------------------------------|--------------------------------------|---------|
| D2 - Assembly and leisure | Start Time: 08:30<br>End Time: 21:00 | Start Time: 08:30<br>End Time: 16:30 | Start Time: 08:30<br>End Time: 16:30 |         |

## 20. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

Ground maintenance (such as grass cutting etc.)

Is the proposal for a waste management development?

Yes  No

**If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website**

## 21. Hazardous Substances

Is any hazardous waste involved in the proposal?

Yes  No

## 22. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

Yes  No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- The agent  
 The applicant  
 Other person

## 23. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes  No

**If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):**

**Officer name:**

Title

First name

Surname

### 23. Pre-application Advice

Reference

Date (Must be pre-application submission)

Details of the pre-application advice received

### 24. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

Yes  No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

### 25. Ownership Certificates and Agricultural Land Declaration

**CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14**

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner\* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding\*\*

\* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. \*\* 'agricultural holding' has the meaning given by reference to the definition of 'agricultural tenant' in section 65(8) of the Act.

**NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.**

Person role

- The applicant
- The agent

Title

Mrs

First name

Natalie

Surname

Fellows

Declaration date  
(DD/MM/YYYY)

26/10/2018

Declaration made

### 26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

Date (cannot be pre-application)

26/10/2018



## Householder Application for Planning Permission for works or extension to a dwelling. Town and Country Planning Act 1990

### Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

### 1. Site Address

|                |  |
|----------------|--|
| Number         | <input type="text" value="8"/>             |
| Suffix         | <input type="text"/>                       |
| Property name  | <input type="text"/>                       |
| Address line 1 | <input type="text" value="The Hawthorns"/> |
| Address line 2 | <input type="text" value="Marchwood"/>     |
| Address line 3 | <input type="text"/>                       |
| Town/city      | <input type="text" value="Southampton"/>   |
| Postcode       | <input type="text" value="SO40 4SU"/>      |

Description of site location must be completed if postcode is not known:

|              |                                     |
|--------------|-------------------------------------|
| Easting (x)  | <input type="text" value="439083"/> |
| Northing (y) | <input type="text" value="110380"/> |

|             |   |
|-------------|---|
| Description | <input type="text" value="Detached house"/> |
|-------------|---|

### 2. Applicant Details

|                |   |
|----------------|---|
| Title          | <input type="text" value="Mr &amp; Mrs"/>     |
| First name     | <input type="text"/>                          |
| Surname        | <input type="text" value="Clarke"/>           |
| Company name   | <input type="text"/>                          |
| Address line 1 | <input type="text" value="8, The Hawthorns"/> |
| Address line 2 | <input type="text" value="Marchwood"/>        |
| Address line 3 | <input type="text"/>                          |
| Town/city      | <input type="text" value="Southampton"/>      |
| Country        | <input type="text"/>                          |

## 2. Applicant Details

|                  |          |
|------------------|----------|
| Postcode         | SO40 4SU |
| Primary number   |          |
| Secondary number |          |
| Fax number       |          |
| Email address    |          |

Are you an agent acting on behalf of the applicant?

Yes  No

## 3. Agent Details

|                  |                                    |
|------------------|------------------------------------|
| Title            | Mr                                 |
| First name       | Simon                              |
| Surname          | Ashworth                           |
| Company name     | IHD Architectural Services Ltd     |
| Address line 1   | 23 Shamrock Way                    |
| Address line 2   | Hythe Marina                       |
| Address line 3   |                                    |
| Town/city        | Southampton                        |
| Country          |                                    |
| Postcode         | SO45 6DY                           |
| Primary number   | 02381780950                        |
| Secondary number |                                    |
| Fax number       |                                    |
| Email            | info@ihd-architecturalservices.com |

## 4. Description of Proposed Works

Please describe the proposed works:

First floor extension, alterations to existing conservatory, partial garage conversion, fenestration and internal alterations

Has the work already been started without planning permission?

Yes  No

## 5. Materials

Does the proposed development require any materials to be used in the build?

Yes  No

Please provide a description of existing and proposed materials and finishes to be used in the build (including type, colour and name for each material):

Walls

Description of existing materials and finishes (optional):

Brick

## 5. Materials

|   |       |
|---|-------|
| Walls   |       |
| Description of proposed materials and finishes: | Brick |

|  |                             |
|--|-----------------------------|
| Roof   |                             |
| Description of existing materials and finishes (optional): | Concrete interlocking tiles |
| Description of proposed materials and finishes:            | Concrete interlocking tiles |

|  |      |
|--|------|
| Windows  |      |
| Description of existing materials and finishes (optional): | UPVC |
| Description of proposed materials and finishes:            | UPVC |

Are you supplying additional information on submitted plans, drawings or a design and access statement?  Yes  No

## 6. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development?  Yes  No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?  Yes  No

## 7. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?  Yes  No

Is a new or altered pedestrian access proposed to or from the public highway?  Yes  No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?  Yes  No

## 8. Parking

Will the proposed works affect existing car parking arrangements?  Yes  No

## 9. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?  Yes  No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- The agent
- The applicant
- Other person

## 10. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?  Yes  No

## 11. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

## 11. Authority Employee/Member

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

Yes  No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

## 12. Ownership Certificates and Agricultural Land Declaration

**CERTIFICATE OF OWNERSHIP - CERTIFICATE B - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14**

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner\* and/or agricultural tenant\*\* of any part of the land or building to which this application relates.

\* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. \*\* 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Owner/Agricultural Tenant

|                                   |                 |
|-----------------------------------|-----------------|
| Name of Owner/Agricultural Tenant | Mr & Mrs Norman |
| Number                            | 7               |
| Suffix                            |                 |
| House Name                        |                 |
| Address line 1                    | The Hawthorns   |
| Address line 2                    | Marchwood       |
| Town/city                         | Southampton     |
| Postcode                          | SO40 4SU        |
| Date notice served (DD/MM/YYYY)   | 28/10/2018      |

Person role

- The applicant  
 The agent

Title

First name

Surname

Declaration date (DD/MM/YYYY)

Declaration made

## 13. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

Date (cannot be pre-application)

**NEW FOREST DISTRICT COUNCIL**  
**TOWN AND COUNTRY PLANNING ACT 1990**  
**Town and Country Planning (Development Management Procedure) (England) Order 2015**

Mr Mayorga  
Image Fusion Ltd  
65 Honeycombe Beach  
Honeycombe Chine  
Bournemouth  
BH51LE

Application Number: **18/10804**

Applicant: Mr Cooper

Date of Application: 11 June 2018

**THE NEW FOREST DISTRICT COUNCIL** as the Local Planning Authority **GRANTS PLANNING PERMISSION** for the following development:

Development: **Single-storey side and rear extension**

Site Address: **4 Woodmoor Close, Marchwood SO40 4YY**

**Subject to the following Conditions:**

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.  
  
Reason: To comply with 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 permitted shall be carried out in accordance with the following approved plans: IMF2017/69/100 REV A, IMF2017/69/101 REV A, IMF2017/69/102 REV B, IMF2017/78/103 REV A, IMF2017/78/104 REV C, IMF2017/78/105 REV C.  
  
Reason: To ensure satisfactory provision of the development.
3. The external roofing materials shall match those used on the existing building.  
  
Reason: To ensure an acceptable appearance of the building in accordance with policy CS2 of the Local Plan for the New Forest District outside the National Park Core Strategy.

**Notes to applicant**

1. Important notes, including the rights of appeal, are set out on a sheet attached to this notice

and you are advised to read these carefully.

2. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, Orders or Regulations made under such Acts.
3. If this permission leads to the creation of any new properties or a change to your property's access onto a different street, you should contact Mrs Sally Dobson in the Council's Address Management Section on 023 8028 5588 or e-mail [address.management@nfdc.gov.uk](mailto:address.management@nfdc.gov.uk) regarding the addressing of the property/development.
4. In accordance with paragraph 38 of the National Planning Policy Framework and Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, New Forest District Council takes a positive and proactive approach, seeking solutions to any problems arising in the handling of development proposals so as to achieve, whenever possible, a positive outcome by giving clear advice to applicants.

In this case all the above apply and as the application was acceptable as submitted no specific further actions were required.

Date: 16 August 2018

*D. Groom*

D Groom  
Service Manager  
Planning Development Control  
Appletree Court  
Beaulieu Road  
Lyndhurst  
Hampshire  
SO43 7PA

( ( 1 ) )



## PLANNING CONDITIONS - How to seek approval:

From **1st April 2009** New Forest District Council will charge a fee for any submissions seeking the discharge of conditions on a planning permission.

**PLEASE NOTE Listed Building Consents and Conservation Area Consents do not form part of this process.**

This procedure is in accordance with The Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) (England) Regulations 2008 introduced in April 2008.

- All such requests must be **made in writing**.
- Any request regarding the initial discharge of a planning condition should be made on the **National 1 APP form**.
- There is a specific form for this type of application that can be obtained electronically via the Planning Portal by downloading the appropriate 1APP form from our website [www.newforest.gov.uk/planning](http://www.newforest.gov.uk/planning) or by collecting from our Main Receptions at Appletree Court, Lyndhurst or Lymington Town Hall.
- An **application by letter** for the initial discharge may be acceptable as long as this letter contains all details requested on the 1APP form identifies the site, the permission reference and the condition(s) concerned.
- **A fee is required** for initial discharge of a planning condition. Without a fee, the request cannot be determined.
- The fee is £116 per request relating to development sites, or £34 per request for householder development (for extension or alteration of a dwelling or development within the curtilage of a dwelling).
- Each application **may relate to any number of conditions**. For example, if you wish to submit details of materials required for one condition and the landscaping scheme required for a second at the same time, you can make one application and pay one fee.
- Negotiation on minor changes to the submitted details can, if considered appropriate by the case officer, be undertaken. Where the exchange of information is ongoing it is not necessary for a new request (and fee) to be submitted.
- If an application is refused or confirmation is not given, a re-submitted request will be required with the payment of a further fee. There is no "free go" in this context
- The Council will **aim to respond within 10 working days** and whenever possible the 21 day period suggested as best practice will be met.
- If further evidence or consultations are required a longer period for determination will be appropriate. In such cases, the Council will aim to respond as soon as possible but this period would rarely exceed 8 weeks.

( ( 1 ) )

**Appeals to the Secretary of State**

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within 12 weeks of the date of this notice online at <https://www.gov.uk/planning-inspectorate> or if you are unable to access the on line appeal form please contact the Planning Inspectorate to obtain a paper copy of the appeal form on Tel: 0303 444 5000
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within:  
28 days of the date of service of the enforcement notice, or within 12 weeks of the date of this notice, whichever period expires earlier.

## (2) **Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part 6 of the Town and Country Planning Act 1990.



### **Non Material Amendments to extant planning permissions**

From 1st October 2009 a new procedure will be in place to make 'non-material' amendments to an approved planning application. The procedure applies to planning applications only (and not listed building or conservation area consents).

Anything but the most insignificant change would need to be dealt with by the submission of a new planning application.

For example we could **not** accept amendments if:

- The application site area differs from the original application
- The application description differs from the original application
- There were any relevant objections to the original proposal which would be compromised by the proposed minor amendment
- If an amendment increases the size of any part of the development
- If the amendment locates any part of the development closer to a neighbour
- If the amendment changes windows or doors in any elevation facing a neighbour which increases overlooking in any way
- The development moves more than 1 metre in any direction
- Would result in a greater visual intrusion, loss of light or feeling of enclosure to neighbours
- The proposal would result in changes to the external details that would materially alter the appearance of the building

A submission to seek a minor amendment must be made using the correct form (available via the Planning Portal from the 1 October 2009 ) along with relevant plans and particulars to explain the proposed development. Only one copy of the form and information is required and you will be notified as to the decision within 28 days. The fee required is £34 for a householder application and £234 for all other types of planning application.

**If there is any doubt as to the nature or extent of the amendment the Council will ask for a new planning application to be submitted.** The issue is that the amendment proposed is so minor in its nature that there is no material change which has no adverse affect on adjoining properties, visual quality or the character of the area. No informal opinions can now be given and any such requests will be returned.

Post decision amendments will not be the subject of publicity, including notification to neighbours. The website will be updated if amendments are accepted and copies of the relevant drawings will be displayed.

October 2009

**NEW FOREST DISTRICT COUNCIL**  
**TOWN AND COUNTRY PLANNING ACT 1990**  
**Town and Country Planning (Development Management Procedure) (England) Order 2015**

Mr Wakely  
12 Old Magazine Close  
Marchwood  
Southampton  
SO404SD

Application Number: **18/11043**

Applicant: Mr Wakely

Date of Application: 30 July 2018

**THE NEW FOREST DISTRICT COUNCIL** as the Local Planning Authority **GRANTS PLANNING PERMISSION** for the following development:

Development: **Single-storey side and rear extension; rear dormer; rooflights**

Site Address: **12 Old Magazine Close, Marchwood SO40 4SD**

**Subject to the following Conditions:**

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.  
  
Reason: To comply with 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 permitted shall be carried out in accordance with the following approved plans: C2010-01, C2010-02, C2010-03, C2010-04A, C2010-05, C2010-06A.  
  
Reason: To ensure satisfactory provision of the development.
3. The external facing materials shall match those used on the existing building.  
  
Reason: To ensure an acceptable appearance of the building in accordance with policy CS2 of the Local Plan for the New Forest District outside the National Park Core Strategy.
4. The first floor bathroom window on the south elevation of the approved extension shall at all times be glazed with obscure glass. The aforementioned windows should be fitted with obscure glass with a minimum obscurity of level 3 glazing and not an applied film.

Reason: To safeguard the privacy of the adjoining neighbouring properties in accordance with policy CS2 of the Local Plan for the New Forest District outside the National Park (Core Strategy).

### Notes to applicant

1. Important notes, including the rights of appeal, are set out on a sheet attached to this notice and you are advised to read these carefully.
2. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, Orders or Regulations made under such Acts.
3. If this permission leads to the creation of any new properties or a change to your property's access onto a different street, you should contact Mrs Sally Dobson in the Council's Address Management Section on 023 8028 5588 or e-mail [address.management@nfdc.gov.uk](mailto:address.management@nfdc.gov.uk) regarding the addressing of the property/development.
4. In accordance with paragraph 38 of the National Planning Policy Framework and Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, New Forest District Council takes a positive and proactive approach, seeking solutions to any problems arising in the handling of development proposals so as to achieve, whenever possible, a positive outcome by giving clear advice to applicants.

In this case all the above apply and , subject to an amended plan to correct a discrepancy, as the application was acceptable as submitted no specific further actions were required.

5. This decision relates to amended / additional plans received by the Local Planning Authority on 19th September 2018

Date: 24 September 2018

*D. Groom*

D Groom  
Service Manager  
Planning Development Control  
Appletree Court  
Beaulieu Road  
Lyndhurst  
Hampshire  
SO43 7PA

( (1) )



## PLANNING CONDITIONS - How to seek approval:

From **1st April 2009** New Forest District Council will charge a fee for any submissions seeking the discharge of conditions on a planning permission.

**PLEASE NOTE Listed Building Consents and Conservation Area Consents do not form part of this process.**

This procedure is in accordance with The Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) (England) Regulations 2008 introduced in April 2008.

- All such requests must be **made in writing**.
- Any request regarding the initial discharge of a planning condition should be made on the **National 1 APP form**.
- There is a specific form for this type of application that can be obtained electronically via the Planning Portal by downloading the appropriate 1APP form from our website [www.newforest.gov.uk/planning](http://www.newforest.gov.uk/planning) or by collecting from our Main Receptions at Appletree Court, Lyndhurst or Lymington Town Hall.
- An **application by letter** for the initial discharge may be acceptable as long as this letter contains all details requested on the 1APP form identifies the site, the permission reference and the condition(s) concerned.
- **A fee is required** for initial discharge of a planning condition. Without a fee, the request cannot be determined.
- The fee is £116 per request relating to development sites, or £34 per request for householder development (for extension or alteration of a dwelling or development within the curtilage of a dwelling).
- Each application **may relate to any number of conditions**. For example, if you wish to submit details of materials required for one condition and the landscaping scheme required for a second at the same time, you can make one application and pay one fee.
- Negotiation on minor changes to the submitted details can, if considered appropriate by the case officer, be undertaken. Where the exchange of information is ongoing it is not necessary for a new request (and fee) to be submitted.
- If an application is refused or confirmation is not given, a re-submitted request will be required with the payment of a further fee. There is no "free go" in this context
- The Council will **aim to respond within 10 working days** and whenever possible the 21 day period suggested as best practice will be met.
- If further evidence or consultations are required a longer period for determination will be appropriate. In such cases, the Council will aim to respond as soon as possible but this period would rarely exceed 8 weeks.

( (1) )

### Appeals to the Secretary of State

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within 12 weeks of the date of this notice online at <https://www.gov.uk/planning-inspectorate> or if you are unable to access the on line appeal form please contact the Planning Inspectorate to obtain a paper copy of the appeal form on Tel: 0303 444 5000
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within:  
28 days of the date of service of the enforcement notice, or within 12 weeks of the date of this notice, whichever period expires earlier.

## (2) **Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part 6 of the Town and Country Planning Act 1990.



( (1) )  
**Non Material Amendments to extant planning permissions**

From 1st October 2009 a new procedure will be in place to make 'non-material' amendments to an approved planning application. The procedure applies to planning applications only (and not listed building or conservation area consents).

Anything but the most insignificant change would need to be dealt with by the submission of a new planning application.

For example we could **not** accept amendments if:

- The application site area differs from the original application
- The application description differs from the original application
- There were any relevant objections to the original proposal which would be compromised by the proposed minor amendment
- If an amendment increases the size of any part of the development
- If the amendment locates any part of the development closer to a neighbour
- If the amendment changes windows or doors in any elevation facing a neighbour which increases overlooking in any way
- The development moves more than 1 metre in any direction
- Would result in a greater visual intrusion, loss of light or feeling of enclosure to neighbours
- The proposal would result in changes to the external details that would materially alter the appearance of the building

A submission to seek a minor amendment must be made using the correct form (available via the Planning Portal from the 1 October 2009 ) along with relevant plans and particulars to explain the proposed development. Only one copy of the form and information is required and you will be notified as to the decision within 28 days. The fee required is £34 for a householder application and £234 for all other types of planning application.

**If there is any doubt as to the nature or extent of the amendment the Council will ask for a new planning application to be submitted.** The issue is that the amendment proposed is so minor in its nature that there is no material change which has no adverse affect on adjoining properties, visual quality or the character of the area. No informal opinions can now be given and any such requests will be returned.

Post decision amendments will not be the subject of publicity, including notification to neighbours. The website will be updated if amendments are accepted and copies of the relevant drawings will be displayed.

October 2009

**NEW FOREST DISTRICT COUNCIL**  
**TOWN AND COUNTRY PLANNING ACT 1990**  
**Town and Country Planning (Development Management Procedure) (England) Order 2015**

Mr Feltham  
Upper Glass Ltd  
Hollytree House  
9 Sovereign Cresecent  
Titchfield Common  
PO14 4LT

Application Number: **18/10873**

Applicant: Mr Oliver

Date of Application: 19 June 2018

**THE NEW FOREST DISTRICT COUNCIL** as the Local Planning Authority **GRANTS PLANNING PERMISSION** for the following development:

Development: **Conservatory**

Site Address: **Picton, Main Road, Marchwood SO40 4UZ**

**Subject to the following Conditions:**

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason: To comply with 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 permitted shall be carried out in accordance with the approved plans which were submitted with the application on 25/06/2018: Existing and Proposed Elevations; Existing and Proposed Floor Plans and on 02/07/2018: Site Plan and Block Plan

Reason: To ensure satisfactory provision of the development.

**Notes to applicant**

1. Important notes, including the rights of appeal, are set out on a sheet attached to this notice and you are advised to read these carefully.
2. This decision does not purport or convey any approval or consent which may be required

under the Building Regulations or any other Acts, including Byelaws, Orders or Regulations made under such Acts.

3. If this permission leads to the creation of any new properties or a change to your property's access onto a different street, you should contact Mrs Sally Dobson in the Council's Address Management Section on 023 8028 5588 or e-mail [address.management@nfdc.gov.uk](mailto:address.management@nfdc.gov.uk) regarding the addressing of the property/development.
4. In accordance with paragraph 38 of the National Planning Policy Framework and Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, New Forest District Council takes a positive and proactive approach, seeking solutions to any problems arising in the handling of development proposals so as to achieve, whenever possible, a positive outcome by giving clear advice to applicants.

In this case all the above apply and as the application was acceptable as submitted no specific further actions were required.

5. This decision relates to additional plans received by the Local Planning Authority on 2 July 2018

*D. Groom*

Date: 21 August 2018

D Groom  
Service Manager  
Planning Development Control  
Appletree Court  
Beaulieu Road  
Lyndhurst  
Hampshire  
SO43 7PA

( ( 1 ) )



## PLANNING CONDITIONS - How to seek approval:

From **1st April 2009** New Forest District Council will charge a fee for any submissions seeking the discharge of conditions on a planning permission.

**PLEASE NOTE Listed Building Consents and Conservation Area Consents do not form part of this process.**

This procedure is in accordance with The Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) (England) Regulations 2008 introduced in April 2008.

- All such requests must be **made in writing**.
- Any request regarding the initial discharge of a planning condition should be made on the **National 1 APP form**.
- There is a specific form for this type of application that can be obtained electronically via the Planning Portal by downloading the appropriate 1APP form from our website [www.newforest.gov.uk/planning](http://www.newforest.gov.uk/planning) or by collecting from our Main Receptions at Appletree Court, Lyndhurst or Lymington Town Hall.
- An **application by letter** for the initial discharge may be acceptable as long as this letter contains all details requested on the 1APP form identifies the site, the permission reference and the condition(s) concerned.
- **A fee is required** for initial discharge of a planning condition. Without a fee, the request cannot be determined.
- The fee is £116 per request relating to development sites, or £34 per request for householder development (for extension or alteration of a dwelling or development within the curtilage of a dwelling).
- Each application **may relate to any number of conditions**. For example, if you wish to submit details of materials required for one condition and the landscaping scheme required for a second at the same time, you can make one application and pay one fee.
- Negotiation on minor changes to the submitted details can, if considered appropriate by the case officer, be undertaken. Where the exchange of information is ongoing it is not necessary for a new request (and fee) to be submitted.
- If an application is refused or confirmation is not given, a re-submitted request will be required with the payment of a further fee. There is no "free go" in this context
- The Council will **aim to respond within 10 working days** and whenever possible the 21 day period suggested as best practice will be met.
- If further evidence or consultations are required a longer period for determination will be appropriate. In such cases, the Council will aim to respond as soon as possible but this period would rarely exceed 8 weeks.

( ( 1 ) )

### Appeals to the Secretary of State

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within 12 weeks of the date of this notice online at <https://www.gov.uk/planning-inspectorate> or if you are unable to access the on line appeal form please contact the Planning Inspectorate to obtain a paper copy of the appeal form on Tel: 0303 444 5000
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within: 28 days of the date of service of the enforcement notice, or within 12 weeks of the date of this notice, whichever period expires earlier.

## (2) **Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part 6 of the Town and Country Planning Act 1990.



### Non Material Amendments to extant planning permissions

From 1st October 2009 a new procedure will be in place to make 'non-material' amendments to an approved planning application. The procedure applies to planning applications only (and not listed building or conservation area consents).

Anything but the most insignificant change would need to be dealt with by the submission of a new planning application.

For example we could **not** accept amendments if:

- The application site area differs from the original application
- The application description differs from the original application
- There were any relevant objections to the original proposal which would be compromised by the proposed minor amendment
- If an amendment increases the size of any part of the development
- If the amendment locates any part of the development closer to a neighbour
- If the amendment changes windows or doors in any elevation facing a neighbour which increases overlooking in any way
- The development moves more than 1 metre in any direction
- Would result in a greater visual intrusion, loss of light or feeling of enclosure to neighbours
- The proposal would result in changes to the external details that would materially alter the appearance of the building

A submission to seek a minor amendment must be made using the correct form (available via the Planning Portal from the 1 October 2009 ) along with relevant plans and particulars to explain the proposed development. Only one copy of the form and information is required and you will be notified as to the decision within 28 days. The fee required is £34 for a householder application and £234 for all other types of planning application.

**If there is any doubt as to the nature or extent of the amendment the Council will ask for a new planning application to be submitted.** The issue is that the amendment proposed is so minor in its nature that there is no material change which has no adverse affect on adjoining properties, visual quality or the character of the area. No informal opinions can now be given and any such requests will be returned.

Post decision amendments will not be the subject of publicity, including notification to neighbours. The website will be updated if amendments are accepted and copies of the relevant drawings will be displayed.

October 2009

**NEW FOREST DISTRICT COUNCIL  
TOWN AND COUNTRY PLANNING ACT 1990  
Town and Country Planning (Development Management Procedure) (England) Order 2015**

Mr Mann  
GM Designs  
1 Bury Farm Cottages  
Bury Road  
Marchwood  
Southampton  
SO40 4UD

Application Number: **18/11057**

Applicant: Mrs Morant

Date of Application: 02 August 2018

**THE NEW FOREST DISTRICT COUNCIL** as the Local Planning Authority **GRANTS PLANNING PERMISSION** for the following development:

Development: **2-storey side extension to create 1 dwelling**

Site Address: **3 Shell Court, Marchwood SO40 4SY**

**Subject to the following Conditions:**

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason: To comply with 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 permitted shall be carried out in accordance with the following approved plans:

06500 00.01B EXISTING SURVEY AND RED LINE PLAN

06500 00.02B PROPOSED SITE PLAN

06500 00.03 PROPOSED PLANS AND ELEVATIONS

06500.00.04 PROPOSED ELEVATIONS

Reason: To ensure satisfactory provision of the development.

3. The four car parking spaces as shown on the approved site layout plan shall be completed and made available for use to serve the new dwelling and No. 3 Shell Court prior to the occupation of the new dwelling and shall be retained for car parking purposes in perpetuity to serve the two dwellings.

Reason: to ensure that adequate car parking provision is made and retained for the existing and proposed unit in accordance with Council guidance as set out in the Supplementary Planning Document on parking standards.

4. There shall be no windows inserted into the gable end of the dwelling hereby approved at first floor level without a further grant of planning permission.

Reason: To ensure that there is no direct overlooking of the terrace of houses directly to the west of the application site in the interests of maintaining a reasonable level of amenity and privacy for those units in accordance with Policy CS2 of the Core Strategy.

5. No development shall be carried out until proposals for the mitigation of the impact of the development on the New Forest and Solent Coast European Nature Conservation Sites have been submitted to and approved in writing by the local planning authority, and the local planning authority has confirmed in writing that the provision of the proposed mitigation has been secured. Such proposals must:

- (a) Provide for mitigation in accordance with the New Forest District Council Mitigation Strategy for European Sites SPD, adopted in June 2014 (or any amendment to or replacement for this document in force at the time), or for mitigation to at least an equivalent effect;
- (b) Provide details of the manner in which the proposed mitigation is to be secured. Details to be submitted shall include arrangements for the ongoing maintenance and monitoring of any Suitable Alternative Natural Green Spaces which form part of the proposed mitigation measures together with arrangements for permanent public access thereto.
- (c) The development shall be carried out in accordance with and subject to the approved proposals.

Reason: The impacts of the proposed development must be mitigated before any development is carried out in order to ensure that there will be no adverse impacts on the New Forest and Solent Coast Nature Conservation Sites in accordance with Policy DM3 of the Local Plan Part 2 and the New Forest District Council Mitigation Strategy for European Sites Supplementary Planning Document.

### Notes to applicant

1. Important notes, including the rights of appeal, are set out on a sheet attached to this notice and you are advised to read these carefully.

2. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, Orders or Regulations made under such Acts.
3. If this permission leads to the creation of any new properties or a change to your property's access onto a different street, you should contact Mrs Sally Dobson in the Council's Address Management Section on 023 8028 5588 or e-mail [address.management@nfdc.gov.uk](mailto:address.management@nfdc.gov.uk) regarding the addressing of the property/development.
4. In discharging condition No 5 above the Applicant is advised that appropriate mitigation is required before the development is commenced, either by agreeing to fund the Council's Mitigation Projects or otherwise providing mitigation to an equivalent standard. Further information about how this can be achieved can be found here <http://www.newforest.gov.uk/article/16478/>
5. In accordance with paragraph 38 of the National Planning Policy Framework and Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, New Forest District Council takes a positive and proactive approach, seeking solutions to any problems arising in the handling of development proposals so as to achieve, whenever possible, a positive outcome by giving clear advice to applicants.

In this case all the above apply and as the application was acceptable as submitted no specific further actions were required. The applicant has also agreed the single pre-commencement condition.

6. The developer's attention is drawn to the presence of a low pressure gas main affecting part of the site. The safety information and advice issued by Strategic Gas Networks which can be found on the documents list of the planning web pages for this application should be referred to prior to any building works taking place.

*D. Groom*

Date: 05 October 2018

D Groom  
Service Manager  
Planning Development Control  
Appletree Court  
Beaulieu Road  
Lyndhurst  
Hampshire  
SO43 7PA

( ( 1 ) )



## PLANNING CONDITIONS - How to seek approval:

From **1st April 2009** New Forest District Council will charge a fee for any submissions seeking the discharge of conditions on a planning permission.

**PLEASE NOTE Listed Building Consents and Conservation Area Consents do not form part of this process.**

This procedure is in accordance with The Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) (England) Regulations 2008 introduced in April 2008.

- All such requests must be **made in writing**.
- Any request regarding the initial discharge of a planning condition should be made on the **National 1 APP form**.
- There is a specific form for this type of application that can be obtained electronically via the Planning Portal by downloading the appropriate 1APP form from our website [www.newforest.gov.uk/planning](http://www.newforest.gov.uk/planning) or by collecting from our Main Receptions at Appletree Court, Lyndhurst or Lymington Town Hall.
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( ( 1 ) )

**Appeals to the Secretary of State**

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
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- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within: 28 days of the date of service of the enforcement notice, or within 6 months of the date of this notice, whichever period expires earlier.

## (2) **Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
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For example we could **not** accept amendments if:

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**If there is any doubt as to the nature or extent of the amendment the Council will ask for a new planning application to be submitted.** The issue is that the amendment proposed is so minor in its nature that there is no material change which has no adverse affect on adjoining properties, visual quality or the character of the area. No informal opinions can now be given and any such requests will be returned.

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October 2009

**NEW FOREST DISTRICT COUNCIL**  
**TOWN AND COUNTRY PLANNING ACT 1990**  
**Town and Country Planning (Development Management Procedure) (England) Order 2015**

Mr Ashworth  
IHD Architectural Services Ltd  
23 Shamrock Way  
Hythe Marina  
Southampton  
SO45 6DY

Application Number: **18/10879**

Applicant: Miss Paganga

Date of Application: 22 June 2018

**THE NEW FOREST DISTRICT COUNCIL** as the Local Planning Authority **GRANTS PLANNING PERMISSION** for the following development:

Development: **House; demolition of existing**

Site Address: **5 Aaron Court, Marchwood SO40 4XP**

**Subject to the following Conditions:**

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.  
  
Reason: To comply with 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 permitted shall be carried out in accordance with the following approved plans:  
  
Location plan PAG 187  
Block plan PAG 186  
Existing and proposed external footprint PAG 185  
Proposed elevation heights PAG184  
Proposed floor plan PAG 181 Rev A  
Proposed elevation plan PAG 182 Rev A  
  
Reason: To ensure satisfactory provision of the development.
  
3. Before development commences, the proposed slab levels in relationship to the existing ground levels set to an agreed datum shall be submitted to and approved in

writing by the Local Planning Authority. Development shall only take place in accordance with those details which have been approved.

Reason: To ensure that the development takes place in an appropriate way in accordance with policy CS2 of the Local Plan for the New Forest District outside the National Park (Core Strategy).

4. Before development commences, samples or exact details of the facing and roofing materials to be used shall be submitted to and approved in writing by the Local Planning Authority. The development shall only be implemented in accordance with the approved details.

Reason: To ensure an acceptable appearance of the building in accordance with policy CS2 of the Core Strategy for the New Forest District outside the National Park.

5. The building shall not be first occupied until
- (a) details of the treatment of the boundaries have been approved in writing by the Local Planning Authority, and
  - (b) these means of enclosure have been implemented in accordance with the details thus approved.

Reason: To ensure that the development takes place in an appropriate way in accordance with Policy CS2 of the Local Plan for the New Forest District outside the National Park (Core Strategy).

6. The development hereby permitted shall not be occupied until the spaces shown on the approved site plan for the parking of motor vehicles have been provided. The spaces shown shall be retained and kept available for the parking of motor vehicles for the dwelling hereby approved at all times.

Reason: To ensure adequate parking provision is made in the interest of highway safety and in accordance with Policy CS2 and CS24 of the Local Plan for the New Forest outside of the National Park (Core Strategy).

7. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 2015 (or any re-enactment of that Order) no extension (or alterations) otherwise approved by Classes A, B or C of Part 1 of Schedule 2 to the Order, shall be erected or carried out without express planning permission first having been granted.

Reason: In view of the physical characteristics of the plot, the Local Planning Authority would wish to ensure that any future development proposals do not adversely affect the visual amenities of the area and the amenities of neighbouring properties, contrary to Policy CS2 of the Local Plan for the New Forest District outside the National Park (Core Strategy).

8. Prior to the commencement of construction of the walls of the dwelling hereby approved the details of all new windows including depth of reveals, cills and method

of opening shall be submitted to and agreed in writing with the Local Planning Authority. The details as may be agreed shall be fully implemented in the construction of the dwelling.

Reason: In the interests of the character and appearance of the dwelling and so as to comply with policy CS2 of the Core Strategy.

9. Prior to the commencement of any work on site including demolition of the existing dwelling and any site clearance a Construction Management Plan shall be submitted to and agreed in writing with the Local Planning Authority. The Plan shall indicate all intended hours and days of operation, means of access for construction traffic and any safeguards that may be needed including keeping those access points clear of mud and other debris, and the location of any material storage points and site compound.

Reason: The site lies in a close knit area surrounded by other dwellings and it is considered that reasonable safeguards need to be imposed to protect the amenity of those dwellings during the construction phase in accordance with policy CS2 of the Core Strategy.

10. No development shall be carried out until proposals for the mitigation of the impact of the development on the New Forest and Solent Coast European Nature Conservation Sites have been submitted to and approved in writing by the local planning authority, and the local planning authority has confirmed in writing that the provision of the proposed mitigation has been secured. Such proposals must:
- (a) Provide for mitigation in accordance with the New Forest District Council Mitigation Strategy for European Sites SPD, adopted in June 2014 (or any amendment to or replacement for this document in force at the time), or for mitigation to at least an equivalent effect;
  - (b) Provide details of the manner in which the proposed mitigation is to be secured. Details to be submitted shall include arrangements for the ongoing maintenance and monitoring of any Suitable Alternative Natural Green Spaces which form part of the proposed mitigation measures together with arrangements for permanent public access thereto.
  - (c) The development shall be carried out in accordance with and subject to the approved proposals.

Reason: The impacts of the proposed development must be mitigated before any development is carried out in order to ensure that there will be no adverse impacts on the New Forest and Solent Coast Nature Conservation Sites in accordance with Policy DM3 of the Local Plan Part 2 and the New Forest District Council Mitigation Strategy for European Sites Supplementary Planning Document.

### Notes to applicant

1. Important notes, including the rights of appeal, are set out on a sheet attached to this notice

and you are advised to read these carefully.

2. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, Orders or Regulations made under such Acts.
3. If this permission leads to the creation of any new properties or a change to your property's access onto a different street, you should contact Mrs Sally Dobson in the Council's Address Management Section on 023 8028 5588 or e-mail [address.management@nfdc.gov.uk](mailto:address.management@nfdc.gov.uk) regarding the addressing of the property/development.
4. In discharging condition No.10 above the applicant is advised that appropriate mitigation is required before the development is commenced, either by agreeing to fund the Council's Mitigation Projects or otherwise providing mitigation to an equivalent standard. Further information about how this can be achieved can be found here <http://www.newforest.gov.uk/article/16478/>
5. In accordance with paragraph 38 of the National Planning Policy Framework and Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, New Forest District Council takes a positive and proactive approach, seeking solutions to any problems arising in the handling of development proposals so as to achieve, whenever possible, a positive outcome by giving clear advice to applicants.

In this case all the above apply. The council and developer worked together to overcome the objections submitted and amended plans have now been received which in combination with the conditions set out below allow the development to proceed.

6. Prior to any demolition or site clearance works it is recommended that the site is checked for the presence of slow worms which are a European protected species and a species protected by the Wildlife and Countryside Act 1981. Should the developer encounter any such animals then work should cease pending the translocation of these animals taking the advice of a qualified ecologist. It is an offence to injure, kill or harm such protected species.

*D. Groom*

Date: 31 August 2018

D Groom  
Service Manager  
Planning Development Control  
Appletree Court  
Beaulieu Road  
Lyndhurst  
Hampshire  
SO43 7PA

( ( 1 ) )



## PLANNING CONDITIONS - How to seek approval:

From **1st April 2009** New Forest District Council will charge a fee for any submissions seeking the discharge of conditions on a planning permission.

**PLEASE NOTE Listed Building Consents and Conservation Area Consents do not form part of this process.**

This procedure is in accordance with The Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) (England) Regulations 2008 introduced in April 2008.

- All such requests must be **made in writing**.
- Any request regarding the initial discharge of a planning condition should be made on the **National 1 APP form**.
- There is a specific form for this type of application that can be obtained electronically via the Planning Portal by downloading the appropriate 1APP form from our website [www.newforest.gov.uk/planning](http://www.newforest.gov.uk/planning) or by collecting from our Main Receptions at Appletree Court, Lyndhurst or Lymington Town Hall.
- An **application by letter** for the initial discharge may be acceptable as long as this letter contains all details requested on the 1APP form identifies the site, the permission reference and the condition(s) concerned.
- **A fee is required** for initial discharge of a planning condition. Without a fee, the request cannot be determined.
- The fee is £116 per request relating to development sites, or £34 per request for householder development (for extension or alteration of a dwelling or development within the curtilage of a dwelling).
- Each application **may relate to any number of conditions**. For example, if you wish to submit details of materials required for one condition and the landscaping scheme required for a second at the same time, you can make one application and pay one fee.
- Negotiation on minor changes to the submitted details can, if considered appropriate by the case officer, be undertaken. Where the exchange of information is ongoing it is not necessary for a new request (and fee) to be submitted.
- If an application is refused or confirmation is not given, a re-submitted request will be required with the payment of a further fee. There is no "free go" in this context
- The Council will **aim to respond within 10 working days** and whenever possible the 21 day period suggested as best practice will be met.
- If further evidence or consultations are required a longer period for determination will be appropriate. In such cases, the Council will aim to respond as soon as possible but this period would rarely exceed 8 weeks.

( (1) )

**Appeals to the Secretary of State**

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- If you want to appeal against your local planning authority's decision then you must do so within 6 months of the date of this notice online at <https://www.gov.uk/planning-inspectorate> or if you are unable to access the on line appeal form please contact the Planning Inspectorate to obtain a paper copy of the appeal form on Tel: 0303 444 5000
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within: 28 days of the date of service of the enforcement notice, or within 6 months of the date of this notice, whichever period expires earlier.

**(2) Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part 6 of the Town and Country Planning Act 1990.



### Non Material Amendments to extant planning permissions

From 1st October 2009 a new procedure will be in place to make 'non-material' amendments to an approved planning application. The procedure applies to planning applications only (and not listed building or conservation area consents).

Anything but the most insignificant change would need to be dealt with by the submission of a new planning application.

For example we could **not** accept amendments if:

- The application site area differs from the original application
- The application description differs from the original application
- There were any relevant objections to the original proposal which would be compromised by the proposed minor amendment
- If an amendment increases the size of any part of the development
- If the amendment locates any part of the development closer to a neighbour
- If the amendment changes windows or doors in any elevation facing a neighbour which increases overlooking in any way
- The development moves more than 1 metre in any direction
- Would result in a greater visual intrusion, loss of light or feeling of enclosure to neighbours
- The proposal would result in changes to the external details that would materially alter the appearance of the building

A submission to seek a minor amendment must be made using the correct form (available via the Planning Portal from the 1 October 2009 ) along with relevant plans and particulars to explain the proposed development. Only one copy of the form and information is required and you will be notified as to the decision within 28 days. The fee required is £34 for a householder application and £234 for all other types of planning application.

**If there is any doubt as to the nature or extent of the amendment the Council will ask for a new planning application to be submitted.** The issue is that the amendment proposed is so minor in its nature that there is no material change which has no adverse affect on adjoining properties, visual quality or the character of the area. No informal opinions can now be given and any such requests will be returned.

Post decision amendments will not be the subject of publicity, including notification to neighbours. The website will be updated if amendments are accepted and copies of the relevant drawings will be displayed.

October 2009

**NEW FOREST DISTRICT COUNCIL  
TOWN AND COUNTRY PLANNING ACT 1990  
Town and Country Planning (Development Management Procedure) (England) Order 2015**

Mr Rosenthal  
Rosenthal Design Services Ltd  
25 Barnes Wallis Road  
Fareham  
PO15 5TT

Application Number: **18/11063**

Applicant: Mr & Mrs Pitt

Date of Application: 04 August 2018

**THE NEW FOREST DISTRICT COUNCIL** as the Local Planning Authority **GRANTS PLANNING PERMISSION** for the following development:

Development: **Single-storey extension**

Site Address: **33 Bilberry Drive, Marchwood SO40 4YR**

**Subject to the following Conditions:**

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.  
  
Reason: To comply with 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 permitted shall be carried out in accordance with the following approved plans: DS 01, DS 02, DS 03, DS 04, DS 05, DS 06, DS 07.  
  
Reason: To ensure satisfactory provision of the development.
3. The external facing materials shall match those used on the existing building.  
  
Reason: To ensure an acceptable appearance of the building in accordance with policy CS2 of the Local Plan for the New Forest District outside the National Park Core Strategy.

**Notes to applicant**

1. Important notes, including the rights of appeal, are set out on a sheet attached to this notice and you are advised to read these carefully.
2. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, Orders or Regulations made under such Acts.
3. If this permission leads to the creation of any new properties or a change to your property's access onto a different street, you should contact Mrs Sally Dobson in the Council's Address Management Section on 023 8028 5588 or e-mail [address.management@nfdc.gov.uk](mailto:address.management@nfdc.gov.uk) regarding the addressing of the property/development.
4. In accordance with paragraph 38 of the National Planning Policy Framework and Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, New Forest District Council takes a positive and proactive approach, seeking solutions to any problems arising in the handling of development proposals so as to achieve, whenever possible, a positive outcome by giving clear advice to applicants.

In this case all the above apply and as the application was acceptable as submitted no specific further actions were required.

Date: 01 October 2018

*D. Groom*

D Groom  
Service Manager  
Planning Development Control  
Appletree Court  
Beaulieu Road  
Lyndhurst  
Hampshire  
SO43 7PA

( ( 1 ) )



## PLANNING CONDITIONS - How to seek approval:

From **1st April 2009** New Forest District Council will charge a fee for any submissions seeking the discharge of conditions on a planning permission.

**PLEASE NOTE Listed Building Consents and Conservation Area Consents do not form part of this process.**

This procedure is in accordance with The Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) (England) Regulations 2008 introduced in April 2008.

- All such requests must be **made in writing**.
- Any request regarding the initial discharge of a planning condition should be made on the **National 1 APP form**.
- There is a specific form for this type of application that can be obtained electronically via the Planning Portal by downloading the appropriate 1APP form from our website [www.newforest.gov.uk/planning](http://www.newforest.gov.uk/planning) or by collecting from our Main Receptions at Appletree Court, Lyndhurst or Lymington Town Hall.
- An **application by letter** for the initial discharge may be acceptable as long as this letter contains all details requested on the 1APP form identifies the site, the permission reference and the condition(s) concerned.
- **A fee is required** for initial discharge of a planning condition. Without a fee, the request cannot be determined.
- The fee is £116 per request relating to development sites, or £34 per request for householder development (for extension or alteration of a dwelling or development within the curtilage of a dwelling).
- Each application **may relate to any number of conditions**. For example, if you wish to submit details of materials required for one condition and the landscaping scheme required for a second at the same time, you can make one application and pay one fee.
- Negotiation on minor changes to the submitted details can, if considered appropriate by the case officer, be undertaken. Where the exchange of information is ongoing it is not necessary for a new request (and fee) to be submitted.
- If an application is refused or confirmation is not given, a re-submitted request will be required with the payment of a further fee. There is no "free go" in this context
- The Council will **aim to respond within 10 working days** and whenever possible the 21 day period suggested as best practice will be met.
- If further evidence or consultations are required a longer period for determination will be appropriate. In such cases, the Council will aim to respond as soon as possible but this period would rarely exceed 8 weeks.

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**Appeals to the Secretary of State**

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within 12 weeks of the date of this notice online at <https://www.gov.uk/planning-inspectorate> or if you are unable to access the on line appeal form please contact the Planning Inspectorate to obtain a paper copy of the appeal form on Tel: 0303 444 5000
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within: 28 days of the date of service of the enforcement notice, or within 12 weeks of the date of this notice, whichever period expires earlier.

## (2) **Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part 6 of the Town and Country Planning Act 1990.



### Non Material Amendments to extant planning permissions

From 1st October 2009 a new procedure will be in place to make 'non-material' amendments to an approved planning application. The procedure applies to planning applications only (and not listed building or conservation area consents).

Anything but the most insignificant change would need to be dealt with by the submission of a new planning application.

For example we could **not** accept amendments if:

- The application site area differs from the original application
- The application description differs from the original application
- There were any relevant objections to the original proposal which would be compromised by the proposed minor amendment
- If an amendment increases the size of any part of the development
- If the amendment locates any part of the development closer to a neighbour
- If the amendment changes windows or doors in any elevation facing a neighbour which increases overlooking in any way
- The development moves more than 1 metre in any direction
- Would result in a greater visual intrusion, loss of light or feeling of enclosure to neighbours
- The proposal would result in changes to the external details that would materially alter the appearance of the building

A submission to seek a minor amendment must be made using the correct form (available via the Planning Portal from the 1 October 2009 ) along with relevant plans and particulars to explain the proposed development. Only one copy of the form and information is required and you will be notified as to the decision within 28 days. The fee required is £34 for a householder application and £234 for all other types of planning application.

**If there is any doubt as to the nature or extent of the amendment the Council will ask for a new planning application to be submitted.** The issue is that the amendment proposed is so minor in its nature that there is no material change which has no adverse affect on adjoining properties, visual quality or the character of the area. No informal opinions can now be given and any such requests will be returned.

Post decision amendments will not be the subject of publicity, including notification to neighbours. The website will be updated if amendments are accepted and copies of the relevant drawings will be displayed.

October 2009

**NEW FOREST DISTRICT COUNCIL**  
**TOWN AND COUNTRY PLANNING ACT 1990**  
**Town and Country Planning (Development Management Procedure) (England) Order 2015**

Mr Cresdee  
Both Creative  
21-23 East Street  
Fareham  
PO16 0BZ

Application Number: **18/11275**

Applicant: Mr & Mrs Cooke

Date of Application: 18 September 2018

**THE NEW FOREST DISTRICT COUNCIL** as the Local Planning Authority **GRANTS PLANNING PERMISSION** for the following development:

Development: **Use of garage as living accommodation; access ramp; fenestration alterations**

Site Address: **3 Baytree Gardens, Marchwood SO40 4SB**

**Subject to the following Conditions:**

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.  
  
Reason: To comply with 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 permitted shall be carried out in accordance with the following approved plans: Block Plan; Location Plan; 040718/210818 1A3; 29062018DSC 1A3.  
  
Reason: To ensure satisfactory provision of the development.
3. Prior to the use of the bedroom hereby permitted, details of the extent of retained vegetation to the front of the property shall be submitted to, for approval in writing by, the Local Planning Authority.  
  
Reason: In the interests of the visual amenities of the area and in accordance with policy CS2 of the New Forest District Council Core Strategy.

**Notes to applicant**

1. Important notes, including the rights of appeal, are set out on a sheet attached to this notice

and you are advised to read these carefully.

2. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, Orders or Regulations made under such Acts.
3. If this permission leads to the creation of any new properties or a change to your property's access onto a different street, you should contact Mrs Sally Dobson in the Council's Address Management Section on 023 8028 5588 or e-mail [address.management@nfdc.gov.uk](mailto:address.management@nfdc.gov.uk) regarding the addressing of the property/development.
4. In accordance with paragraph 38 of the National Planning Policy Framework and Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, New Forest District Council takes a positive and proactive approach, seeking solutions to any problems arising in the handling of development proposals so as to achieve, whenever possible, a positive outcome by giving clear advice to applicants.

In this case all the above apply and as the application was acceptable as submitted no specific further actions were required.

Date: 13 November 2018

*D. Groom*

D Groom  
Service Manager  
Planning Development Control  
Appletree Court  
Beaulieu Road  
Lyndhurst  
Hampshire  
SO43 7PA

( ( 1 ) )



## PLANNING CONDITIONS - How to seek approval:

From **1st April 2009** New Forest District Council will charge a fee for any submissions seeking the discharge of conditions on a planning permission.

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- All such requests must be **made in writing**.
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- The Council will **aim to respond within 10 working days** and whenever possible the 21 day period suggested as best practice will be met.
- If further evidence or consultations are required a longer period for determination will be appropriate. In such cases, the Council will aim to respond as soon as possible but this period would rarely exceed 8 weeks.

( ( 1 ) )

**Appeals to the Secretary of State**

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- As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within 12 weeks of the date of this notice online at <https://www.gov.uk/planning-inspectorate> or if you are unable to access the on line appeal form please contact the Planning Inspectorate to obtain a paper copy of the appeal form on Tel: 0303 444 5000
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.
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## (2) **Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part 6 of the Town and Country Planning Act 1990.



### Non Material Amendments to extant planning permissions

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Anything but the most insignificant change would need to be dealt with by the submission of a new planning application.

For example we could **not** accept amendments if:

- The application site area differs from the original application
- The application description differs from the original application
- There were any relevant objections to the original proposal which would be compromised by the proposed minor amendment
- If an amendment increases the size of any part of the development
- If the amendment locates any part of the development closer to a neighbour
- If the amendment changes windows or doors in any elevation facing a neighbour which increases overlooking in any way
- The development moves more than 1 metre in any direction
- Would result in a greater visual intrusion, loss of light or feeling of enclosure to neighbours
- The proposal would result in changes to the external details that would materially alter the appearance of the building

A submission to seek a minor amendment must be made using the correct form (available via the Planning Portal from the 1 October 2009 ) along with relevant plans and particulars to explain the proposed development. Only one copy of the form and information is required and you will be notified as to the decision within 28 days. The fee required is £34 for a householder application and £234 for all other types of planning application.

**If there is any doubt as to the nature or extent of the amendment the Council will ask for a new planning application to be submitted.** The issue is that the amendment proposed is so minor in its nature that there is no material change which has no adverse affect on adjoining properties, visual quality or the character of the area. No informal opinions can now be given and any such requests will be returned.

Post decision amendments will not be the subject of publicity, including notification to neighbours. The website will be updated if amendments are accepted and copies of the relevant drawings will be displayed.

October 2009

**NEW FOREST DISTRICT COUNCIL**  
**TOWN AND COUNTRY PLANNING ACT 1990**  
**Town and Country Planning (Development Management Procedure) (England) Order 2015**

Mr Sanders  
Sanders Design Services Ltd  
95 Cedar Road  
Hythe  
Southampton  
SO45 3PX

Application Number: **18/11291**

Applicant: Mr & Mrs Mitchell

Date of Application: 21 September 2018

**THE NEW FOREST DISTRICT COUNCIL** as the Local Planning Authority **GRANTS PLANNING PERMISSION** for the following development:

Development: **Car Port**

Site Address: **18 Willow Drive, Marchwood SO40 4JY**

**Subject to the following Conditions:**

1. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.  
  
Reason: To comply with 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 permitted shall be carried out in accordance with the following approved plans: MIT SHT 1 REV A.  
  
Reason: To ensure satisfactory provision of the development.

**Notes to applicant**

1. Important notes, including the rights of appeal, are set out on a sheet attached to this notice and you are advised to read these carefully.
2. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, Orders or Regulations

made under such Acts.

3. If this permission leads to the creation of any new properties or a change to your property's access onto a different street, you should contact Mrs Sally Dobson in the Council's Address Management Section on 023 8028 5588 or e-mail [address.management@nfdc.gov.uk](mailto:address.management@nfdc.gov.uk) regarding the addressing of the property/development.
4. In accordance with paragraph 38 of the National Planning Policy Framework and Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, New Forest District Council takes a positive and proactive approach, seeking solutions to any problems arising in the handling of development proposals so as to achieve, whenever possible, a positive outcome by giving clear advice to applicants.

In this case all the above apply and as the application was acceptable as submitted no specific further actions were required.

*D. Groom*

Date: 19 November 2018

D Groom  
Service Manager  
Planning Development Control  
Appletree Court  
Beaulieu Road  
Lyndhurst  
Hampshire  
SO43 7PA

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## PLANNING CONDITIONS - How to seek approval:

From **1st April 2009** New Forest District Council will charge a fee for any submissions seeking the discharge of conditions on a planning permission.

**PLEASE NOTE Listed Building Consents and Conservation Area Consents do not form part of this process.**

This procedure is in accordance with The Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) (England) Regulations 2008 introduced in April 2008.

- All such requests must be **made in writing**.
- Any request regarding the initial discharge of a planning condition should be made on the **National 1 APP form**.
- There is a specific form for this type of application that can be obtained electronically via the Planning Portal by downloading the appropriate 1APP form from our website [www.newforest.gov.uk/planning](http://www.newforest.gov.uk/planning) or by collecting from our Main Receptions at Appletree Court, Lyndhurst or Lymington Town Hall.
- An **application by letter** for the initial discharge may be acceptable as long as this letter contains all details requested on the 1APP form identifies the site, the permission reference and the condition(s) concerned.
- **A fee is required** for initial discharge of a planning condition. Without a fee, the request cannot be determined.
- The fee is £116 per request relating to development sites, or £34 per request for householder development (for extension or alteration of a dwelling or development within the curtilage of a dwelling).
- Each application **may relate to any number of conditions**. For example, if you wish to submit details of materials required for one condition and the landscaping scheme required for a second at the same time, you can make one application and pay one fee.
- Negotiation on minor changes to the submitted details can, if considered appropriate by the case officer, be undertaken. Where the exchange of information is ongoing it is not necessary for a new request (and fee) to be submitted.
- If an application is refused or confirmation is not given, a re-submitted request will be required with the payment of a further fee. There is no "free go" in this context
- The Council will **aim to respond within 10 working days** and whenever possible the 21 day period suggested as best practice will be met.
- If further evidence or consultations are required a longer period for determination will be appropriate. In such cases, the Council will aim to respond as soon as possible but this period would rarely exceed 8 weeks.

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### Appeals to the Secretary of State

- If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990.
- As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within 12 weeks of the date of this notice online at <https://www.gov.uk/planning-inspectorate> or if you are unable to access the on line appeal form please contact the Planning Inspectorate to obtain a paper copy of the appeal form on Tel: 0303 444 5000
- The Secretary of State can allow a longer period for giving notice of an appeal, but he will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.
- In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based their decision on a direction given by him.
- If an enforcement notice is served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within:  
28 days of the date of service of the enforcement notice, or within 12 weeks of the date of this notice, whichever period expires earlier.

## (2) **Purchase Notices**

- If either the Local Planning Authority or the Secretary of State refuses permission to develop land or grants it subject to conditions, the owner may claim that he can neither put the land to a reasonably beneficial use in its existing state nor render the land capable of a reasonably beneficial use by the carrying out of any development which has been or would be permitted.
- In these circumstances, the owner may serve a purchase notice on the Council. This notice will require the Council to purchase his interest in the land in accordance with the provisions of Part 6 of the Town and Country Planning Act 1990.



## Non Material Amendments to extant planning permissions

From 1st October 2009 a new procedure will be in place to make 'non-material' amendments to an approved planning application. The procedure applies to planning applications only (and not listed building or conservation area consents).

Anything but the most insignificant change would need to be dealt with by the submission of a new planning application.

For example we could **not** accept amendments if:

- The application site area differs from the original application
- The application description differs from the original application
- There were any relevant objections to the original proposal which would be compromised by the proposed minor amendment
- If an amendment increases the size of any part of the development
- If the amendment locates any part of the development closer to a neighbour
- If the amendment changes windows or doors in any elevation facing a neighbour which increases overlooking in any way
- The development moves more than 1 metre in any direction
- Would result in a greater visual intrusion, loss of light or feeling of enclosure to neighbours
- The proposal would result in changes to the external details that would materially alter the appearance of the building

A submission to seek a minor amendment must be made using the correct form (available via the Planning Portal from the 1 October 2009 ) along with relevant plans and particulars to explain the proposed development. Only one copy of the form and information is required and you will be notified as to the decision within 28 days. The fee required is £34 for a householder application and £234 for all other types of planning application.

**If there is any doubt as to the nature or extent of the amendment the Council will ask for a new planning application to be submitted.** The issue is that the amendment proposed is so minor in its nature that there is no material change which has no adverse affect on adjoining properties, visual quality or the character of the area. No informal opinions can now be given and any such requests will be returned.

Post decision amendments will not be the subject of publicity, including notification to neighbours. The website will be updated if amendments are accepted and copies of the relevant drawings will be displayed.

October 2009



# **Enforcement and Trees Team**

## **Six-Monthly Report**

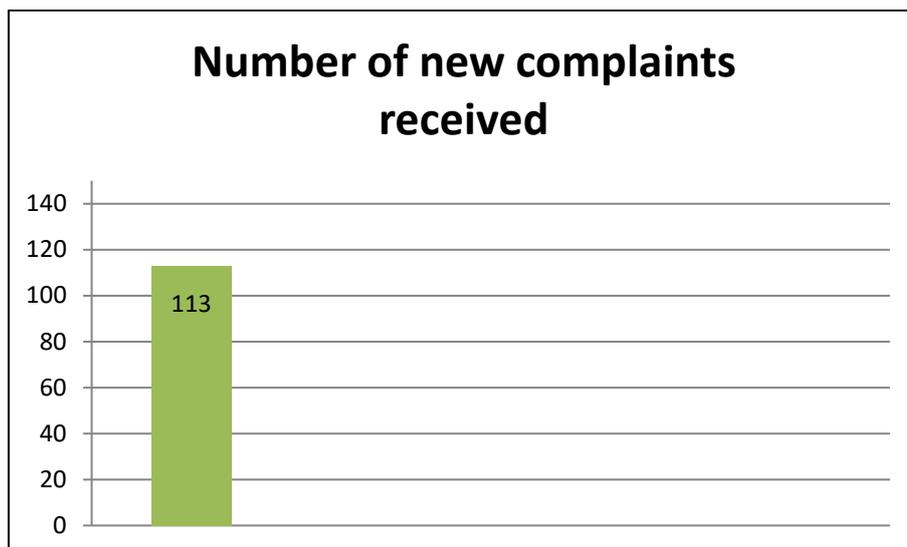
**April – September 2018**

## 1.0 Introduction

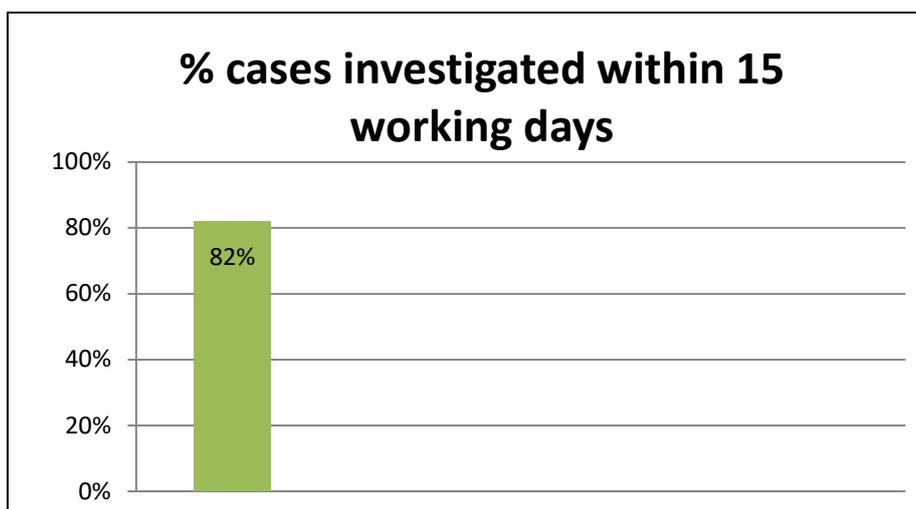
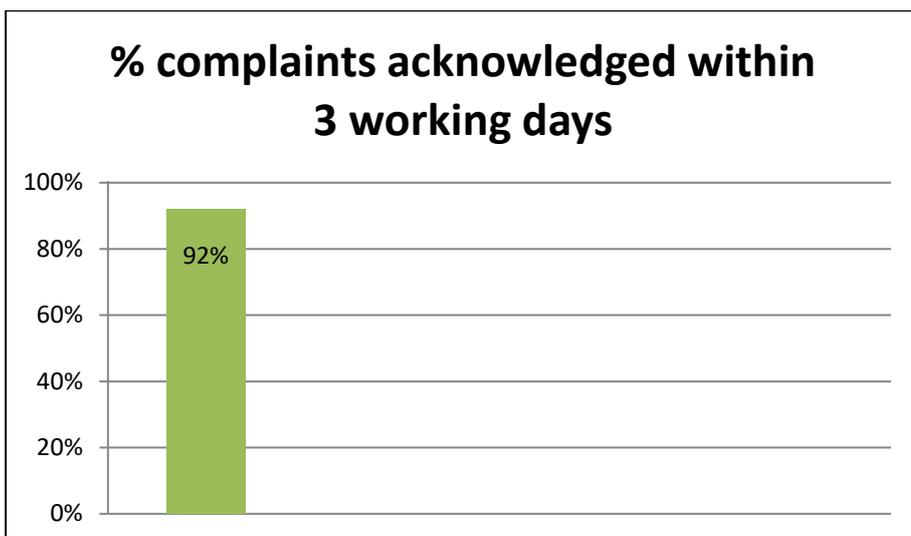
1.1 This report summarises the level of enforcement activity undertaken within the National Park for the period April – September 2018, the first-half of the 2018-2019 year. The report also details the number of Tree Work Applications that have been submitted in the joint National Park and District Council areas as well as the number of Tree Preservation Orders that have been served.

## 2.0 Number of New Enforcement Complaints

2.1 Much of our work is concerned with responding to reports about possible breaches of planning control. This period has seen 113 new cases reported. However, it should be remembered that we monitor compliance with planning conditions and have minerals and waste and agricultural occupancy programmes of work in order to monitor these sites. These proactive programmes of work involve the periodic monitoring of around 125 additional sites.



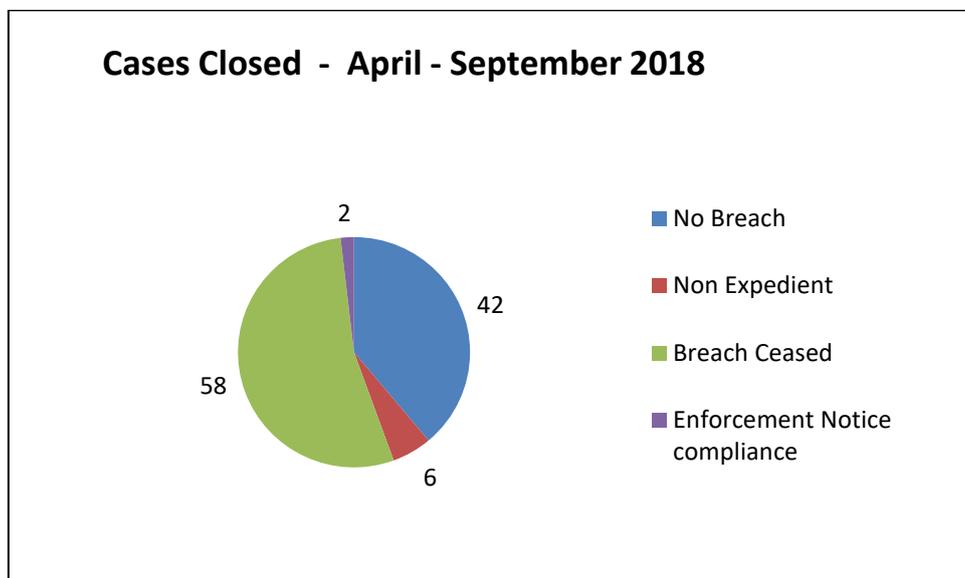
2.2 Two of our local key performance indicators are to acknowledge 90% of enforcement complaints within three working days and to carry out an initial enforcement investigation on 90% of all concerns raised within 15 working days of receipt. This period we have acknowledged 92% of all enforcement complaints within three working days and investigated 82% of all enforcement concerns received within 15 working days.



### **3.0 Number of Enforcement Cases Closed**

3.1 We have closed 108 cases during this period. Of these, 42 were closed as 'no breach of planning control', where it was found that the development either had the benefit of planning permission, fell within 'permitted development' tolerances or did not constitute 'development' within the meaning of the Town and Country Planning Act. The percentage of new concerns brought to our attention that were not breaches of planning control remains at just under 50% of the concerns received for the year. All cases require investigation, and do take a considerable amount of time, which can delay proceeding with cases where breaches of planning control have occurred.

3.2 Sixty cases were closed during this period as the identified breach of planning control had ceased, either as a result of the owner agreeing to remove or cease the unauthorised development, comply with an Enforcement Notice or as a result of retrospective planning permission having been granted.



#### 4.0 Enforcement Notices

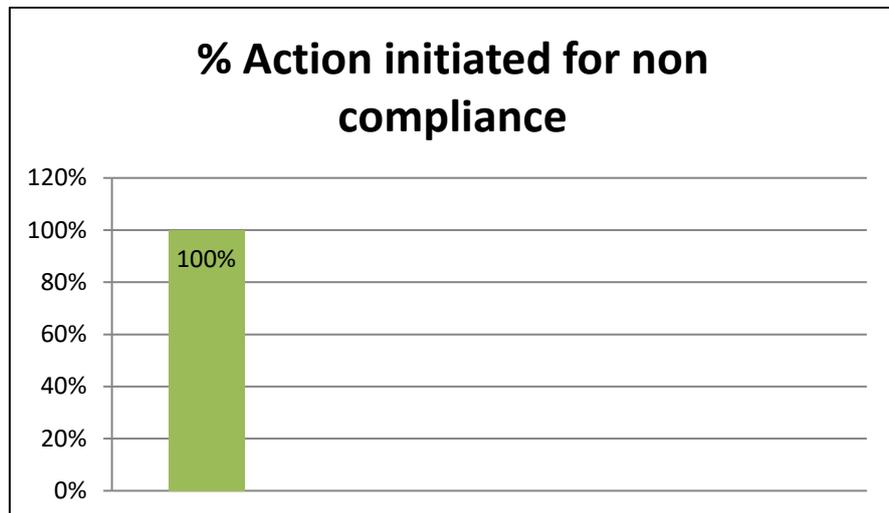
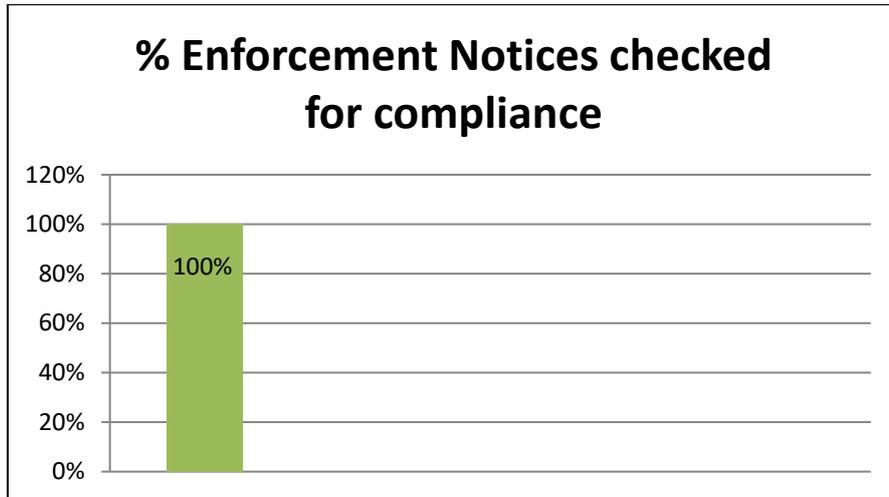
4.1 This period we have served the high number of fourteen Enforcement Notices directed against a portacabin, car parking, open storage, an extension, track, mobile home, camping pods and habitable building.

4.2 We have also served two Temporary Stop Notices and one Stop Notice directed against works to agricultural buildings, the stationing of a caravan and the erection of structures in a field.

#### 5.0 Enforcement Notice Compliance

5.1 We have secured the resolution with five Enforcement Notices this period. These related to the removal of various caravans/mobile homes across the forest and works to a storage building.

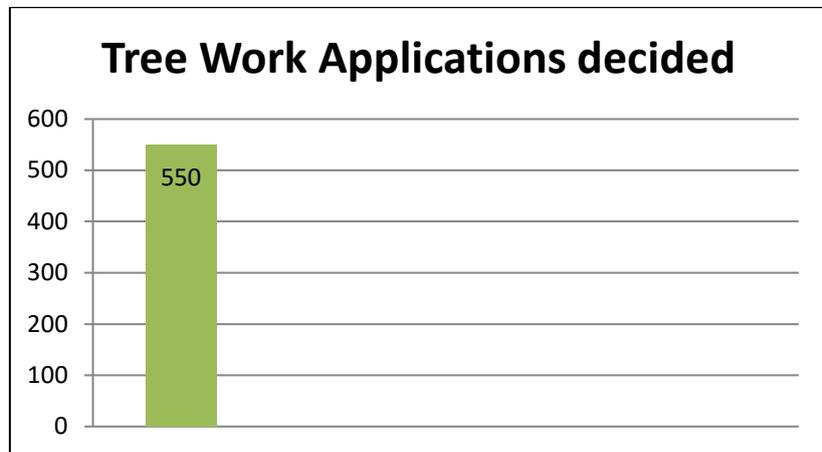
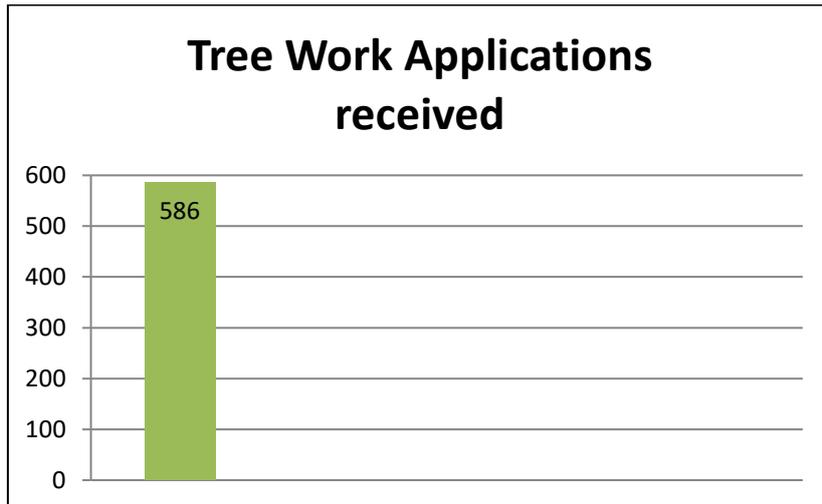
5.2 Our remaining local key performance indicators are to check compliance with 90% of Enforcement Notices within five working days of the compliance date and to initiate action within 15 working days in circumstances where there has been a failure to comply with an Enforcement Notice. During this period we have visited 100% of these sites and initiated action, where necessary, in 100% of cases in accordance with these timescales.



## 6.0 Tree Work Applications

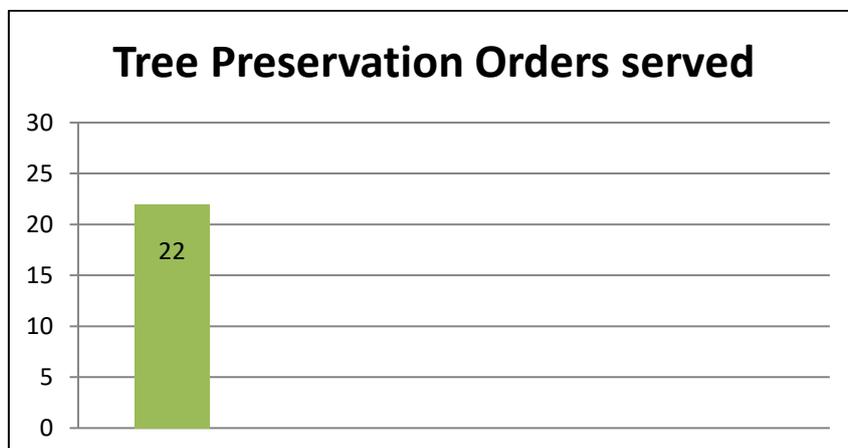
6.1 During this period the Team received 586 Tree Work Applications relating to various works to trees both within Conservation Areas and the subject of Tree Preservation Orders.

6.2 The Team issued 550 Tree Work Decisions, 99% within the target deadline.



## 7.0 Tree Preservation Orders

7.1 During this period the team served 22 Tree Preservation Orders in order to protect trees that were considered to be under threat and worthy of protection.



## **8.0 Retrospective Planning Applications**

- 8.1 We have registered 48 planning applications during this period and the planning fees generated were just in excess of £20,000.
- 8.2 During this period we have determined 43 applications. It must be noted that applications are only invited if developments are likely to be considered acceptable, hence there will usually be a high approval rate.

## **9.0 Enforcement Appeals**

- 9.1 There are currently the high number of 13 enforcement appeals awaiting a decision from the Planning Inspectorate.
- 9.2 We have received three decisions during the period: one was dismissed and two allowed (one for a temporary period).

## **10.0 Direct and Legal Action**

- 10.1 We have secured a successful prosecution during this period against unauthorised works to a protected tree. We have two further cases that are listed with the Courts with direction hearings/trial listed for later in the year.