

# Ringwood Town Council

Ringwood Gateway, The Furlong, Ringwood, Hampshire BH24 1AT  
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## PLANNING, TOWN & ENVIRONMENT COMMITTEE

Dear Member

23rd April 2020

A meeting of the above Committee will be held on **Friday 1<sup>st</sup> May 2020** at 9:30 am (for a 10am start) and your attendance is requested.



Mr C Wilkins  
Town Clerk

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Ringwood Town Council is committed to transparency in its decision-making processes. The current crisis prevents the holding of physical meetings but insofar as it is possible and in accordance with Government Regulations, this meeting will take place in a virtual environment using the “Zoom” technology. If you would like to participate or simply observe the meeting, you will need to tell us in advance by contacting Jo Hurd, Deputy Town Clerk on (01425) 484721 or sending an email to [jo.hurd@ringwood.gov.uk](mailto:jo.hurd@ringwood.gov.uk) by no later than 3pm on 29<sup>th</sup> April 2020. You will then receive an email explaining how you can participate or observe.

### AGENDA

**1. PUBLIC PARTICIPATION**

There will be an opportunity for public participation for a period of up to 15 minutes at the start of the meeting (This is limited to those who have pre-registered – see above)

**2. APOLOGIES FOR ABSENCE**

**3. DECLARATIONS OF INTEREST**

**4. MINUTES OF THE PREVIOUS MEETING**

To approve as a correct record the minutes of the meeting held on 6<sup>th</sup> March 2020

**5. PLANNING APPLICATIONS**

To note planning applications determined under delegated powers (*Report A*) and consider planning applications (*Report B*)

Committee Members

Cllr Philip Day (Chairman)  
Cllr Rae Frederick (Vice Chairman)  
Cllr Andrew Briers  
Cllr Gareth Deboos  
Cllr Hilary Edge  
Cllr Peter Kelleher  
Cllr Gloria O'Reilly  
Cllr Tony Ring  
Cllr Glenys Turner

Applications decided under delegated powers on 16<sup>th</sup> March 2020, to be noted on 1<sup>st</sup> May 2020

Number	Site Address	Proposal	RTC recommendation
19/00874	Gaddens, Charles's Lane, Crow, Ringwood. BH24 3FB	Single storey extension; terrace	7/2/2020:- Refusal (4) The proposal is contrary to Policy DP36 16/3/2020:- Amended plans were submitted and referred to Chairman and Deputy Chairman, who agreed that the recommendation be changed to P(1) Permission, but would accept the Planning Officer's decision.

Application decided under delegated powers on 16<sup>th</sup> April 2020, to be noted on 1<sup>st</sup> May 2020

Number	Site Address	Proposal	RTC recommendation
CONS/20/0166	Rose Cottage, Cowpitts Lane, North Poulner, Ringwood. BH24 3JX	Fell 1 x Silver Birch tree	16/4/20:-Refusal (2) Members recommended refusal on the grounds that they do not consider there to be any justification in felling a tree that appears not to be diseased or posing any significant risk to life or property but that they would have no objection to appropriate pruning

Ringwood Town Council - Planning Observations - NFNPA -Decisions made under delegated powers - 3rd April 2020

<b>Number</b>	<b>Site Address</b>	<b>Proposal</b>	<b>Observation</b>	<b>Comments</b>
19/00787	Linford Park Nursing Home, Linford Road, Linford, Ringwood. BH24 3HX	Installation of sewer system and pumping station (Amended Plans)	Refusal (4)	Ringwood Town Council supports the views of Ellingham Harbridge & Ibsley Parish Council. The applicant does not appear to have investigated the suggested alternative of installing a new pipe to the south of the existing building to the old mortuary site and down the side of the access track. This would make the old system redundant, which could then be removed, together with the new track, bunds etc. allowing complete restoration of the woodland and agricultural land. Should the need to excavate the length of Linford Road remain, a Construction Management Statement is required to address concerns over damage to trees (and root protection areas) and explain how the impact on residents will be mitigated. It is further suggested that the applicant be requested to install branches in to the pipeline to give residents the option of connecting to mains drainage in the future.
20/00117	Bagnum Farm House, Bagnum Lane, Bagnum, Ringwood. BH24 3BZ	Single storey link extension between house and stables; alterations to stables to facilitate habitable accommodation	Refusal (2)	The proposal is contrary to Policy DP36

1 - Recommend Permission, but would accept officer's decision 2 - Recommend Refusal but would accept officer's decision 3 - Recommend Permission 4 - Recommend Refusal  
5 - Will accept officer's decision

## Ringwood Town Council - Planning Observations to NFNPA - Decisions made under delegated powers - 3rd April 2020

<b>Number</b>	<b>Site Address</b>	<b>Proposal</b>	<b>Observation</b>	<b>Comments</b>
20/00118	Bagnum Farm House, Bagnum Lane, Bagnum, Ringwood, BH24 3BZ	Single storey link extension between house and stables; alterations to stables to facilitate habitable accommodation; Internal alterations (Application for Listed Building Consent)	Refusal (2)	The proposal is contrary to Policy DP36
20/00150	Nouale Cottage, Nouale Lane, Poulner, Ringwood. BH24 3EL	Extension to outbuilding	Permission (1)	
20/00151	Nouale Cottage, Nouale Lane, Poulner, Ringwood. BH24 3EL	Extension to outbuilding; internal alterations to outbuilding (Application for Listed Building Consent)	Permission (1)	

1 - Recommend Permission, but would accept officer's decision 2 - Recommend Refusal but would accept officer's decision 3 - Recommend Permission 4 - Recommend Refusal  
5 - Will accept officer's decision

Ringwood Town Council - Planning Observations - NFDC -Decisions made under delegated powers - 3rd April 2020

<b>Number</b>	<b>Site Address</b>	<b>Proposal</b>	<b>Observation</b>	<b>Comments</b>
20/10048	74, Eastfield Lane, Ringwood. BH24 1UR	The erection of 3 No. dwellings on an existing underutilised residential plot within the urban area of Ringwood; associated access and parking.	Permission (1)	
20/10129	25, Market Place, Ringwood. BH24 1AN	Convert 25A Market Place into a dwelling, conversion of Coach House into dwelling, change of use of 25 Market Place from A4/A3 with staff accommodation above to a flexible use for B1(a) offices, A2 (professional services) or A1 (retail) and self-contained flat, new access to Strides Lane and the construction of six dwellings with associated gardens, parking spaces and car ports.	Permission (1)	

1 - Recommend Permission, but would accept officer's decision 2 - Recommend Refusal but would accept officer's decision 3 - Recommend Permission 4 - Recommend Refusal  
5 - Will accept officer's decision

## Ringwood Town Council - Planning Observations to NFDC - Decisions made under delegated powers - 3rd April 2020

Number	Site Address	Proposal	Observation	Comments
20/10130	25, Market Place, Ringwood. BH24 1AN	Alterations in association with the conversion of 25A Market Place, 25 Market Place and the Coach House into dwellings and commercial floorspace. (Application for Listed Building Consent)	Refusal (2)	It is not clear if the amended plans address the previous reasons for refusal (would cause harm, and impact on the character and fabric of important designated heritage assets) as no updated report from the Conservation Officer was available.
20/10159	37, Hampton Drive, Ringwood. BH24 1SL	Single-storey side & rear extensions	Permission (1)	
20/10197	Land of 70, Eastfield Lane, Ringwood. BH24 1UN	Sever land and erect 2 detached bungalows; parking; demolish existing garage	Refusal (2)	Members reiterated the comments submitted for the previous application, in that, they felt the proposal was cramped and the site would be overdeveloped. It was also out of keeping with the character of the locality considering the density of buildings. There were concerns in relation to the access on to the highway, with the bus stop opposite and proximity of the 'pinch point'. The provision of only 2 parking spaces for the existing 4-bed property would be contrary to NFDC Parking Standards.
20/10210	25, High Street, Ringwood. BH24 1BD	Change of use from A2 (financial) to A3 (restaurant)	Permission (1)	
20/10227	Sarum, Lumby Drive, Ringwood. BH24 1JJ	Single storey rear extension	Permission (1)	
20/10229	51, Fairlie, Ringwood. BH24 1TR	Dormers in association of new first floor; single storey rear extension; fenestration alterations	Refusal (2)	Members had concerns regarding the size of window to the rear of the property and overlooking in respect of No 11A Link Road

1 - Recommend Permission, but would accept officer's decision 2 - Recommend Refusal but would accept officer's decision 3 - Recommend Permission 4 - Recommend Refusal  
5 - Will accept officer's decision

## Ringwood Town Council - Planning Observations to NFDC - Decisions made under delegated powers - 3rd April 2020

Number	Site Address	Proposal	Observation	Comments
20/10235	Avon Court, Gravel Lane, Ringwood. BH24 1LL	Erection of a first floor balcony; exterior alterations to the building (revised scheme)	Refusal (4)	The Committee supports the concerns of the Planning Officer and residents' objections. The proposal would have an unacceptable impact on residents in terms of overlooking, overshadowing, loss of privacy and noise. The appearance would be out of character in the street scene and would result in the loss of landscaping.
20/10236	35, Hightown Road, Ringwood. BH24 1NQ	Installation of new kitchen extract flue	Permission (1)	
20/10239	30, Denholm Close, Poulner, Ringwood. BH24 1TF	Garage to the front; Replace porch	Permission (1)	
20/10270	12a, Carvers Trading Estate, Southampton Road, Ringwood. BH24 1JS	Proposed addition of ventilation equipment to exterior. Proposed addition of use to the building, to allow use as a mixture of showroom and storage space (incl. retention of existing uses).	Permission (1)	
20/10288	37, Bickerley Road, Ringwood. BH24 1EG	Single-storey rear extension	Permission (1)	

1 - Recommend Permission, but would accept officer's decision 2 - Recommend Refusal but would accept officer's decision 3 - Recommend Permission 4 - Recommend Refusal  
5 - Will accept officer's decision

Ringwood Town Council - Planning Observations to NFDC - Decisions made under delegated powers - 3rd April 2020

Number	Site Address	Proposal	Observation	Comments
20/10289	Tor View, Hightown Road, Hightown, Ringwood. BH24 3DY	Two storey side extension to replace existing garage and form new entrance/porch. Replace existing conservatory roof with flat roof. Re- clad/render existing brickwork finish.	Permission (1)	

1 - Recommend Permission, but would accept officer's decision 2 - Recommend Refusal but would accept officer's decision 3 - Recommend Permission 4 - Recommend Refusal  
5 - Will accept officer's decision



Number	Name	Address	Proposal	Deadline for comment	P.O. brief	Recommendation <b>Permission (1)</b> Recommend Permission, but would accept planning officer's decision <b>Refusal (2)</b> Recommend Refusal, but would accept planning officer's decision (plus reasons) <b>Permission (3)</b> Recommend Permission <b>Refusal (4)</b> Recommend Refusal (plus reasons) <b>Officer Decision (5)</b> Will accept planning officer's decision
20/00135 NFNPA	Mr & Mrs Kay	Greenways, Hightown Hill, Ringwood. BH24 3HG	<a href="#">20/00135   Proposed garage/outbuilding and associated amendments to hard standing   GREENWAYS, HIGHTOWN HILL, RINGWOOD, BH24 3HG</a>	5/5	Yes	
20/00167 NFNPA	Ms Kilner	Wayside, Picket Hill, Ringwood. BH24 3HJ	<a href="#">20/00167   First floor extension   WAYSIDE, PICKET HILL, RINGWOOD, BH24 3HJ</a>	1/5 (extension granted was 24/4)	Yes	
20/00190 NFNPA	Mr & Mrs Jackson	The Coach House, Crow Hill, Crow, Ringwood. BH24 3DD	<a href="#">20/00190   Car port   THE COACH HOUSE, CROW HILL, CROW, RINGWOOD, BH24 3DD</a>	1/5 (extension granted – was 22/4)	Yes	
20/00208 NFNPA	Mr E Hill	Site of Holly Hill, Hangersley Hill, Hangersley. BH24 3JN	<a href="#">20/00208   Replacement dwelling and garage   SITE OF HOLLY HILL, HANGERSLEY HILL, HANGERSLEY, BH24 3JN</a>	20/5	Yes	
20/00239 NFNPA	Mr & Mrs S Carroll	Old Ridings, Hightown Hill, Ringwood. BH24 3HD	<a href="#">20/00239   Porch   OLD RIDINGS, HIGHTOWN HILL, RINGWOOD, BH24 3HD</a>	6/5	Yes	
20/00257 NFNPA	Geary's Hightown Herds Ltd	Land at Forest Corner Farm, Hangersley Hill, Forest Corner, Hangersley. BH24 3JW	<a href="#">20/00257   Electricity sub station, panel housing and generator; removal of wall   Land at Forest Corner Farm, Hangersley Hill, Forest Corner, Hangersley, BH24 3JW</a>	26/5		
20/10253	Mr & Mrs Muir	Elmsfield, Hightown Road, Hightown, Ringwood. BH24 3DY	<a href="#">20/10253   Erection of a fence at front of property (retrospective)   ELMSFIELD, HIGHTOWN ROAD, HIGHTOWN, RINGWOOD BH24 3DY</a>	1/5	Yes	

20/10260	Mr Cook - Kookie Tattoo Ltd	Somers House, 63, Southampton Road, Ringwood. BH24 1HE	<a href="#">20/10260   Change of use to Sui Generis to allow the permission for a tattoo studio in the first floor and a coffee shop in the ground floor   SOMERS HOUSE, 63 SOUTHAMPTON ROAD, RINGWOOD BH24 1HE</a>	1/5	Yes	
20/10332	Mr & Mrs Smith	7, Highfield Road, Ringwood. BH24 1RF	<a href="#">20/10332   Balcony to rear   7 HIGHFIELD ROAD, RINGWOOD BH24 1RF</a>	8/5		
20/10337	Mrs Cole	Little Hurst, Salisbury Road, Ringwood. BH24 3PA	<a href="#">20/10337   Single-storey rear extension   LITTLE HURST, SALISBURY ROAD, RINGWOOD BH24 3PA</a>	1/5(extension granted – was 24/4)	Yes	
20/10345	Mr & Mrs Jupp	121, Southampton Road, Ringwood. BH24 1HS	<a href="#">20/10345   Extending roof to enlarge existing rooms in roof-space; front boundary wall   121 SOUTHAMPTON ROAD, RINGWOOD BH24 1HS</a>	1/5 (extension granted – was 24/4)		
20/10360	Mrs Terry	Lilac Cottage, 250, Southampton Road, Ringwood. BH24 1JQ	<a href="#">20/10360   Proposed extension and conversion of existing garage to create annexe / ancillary accommodation   LILAC COTTAGE, 250 SOUTHAMPTON ROAD, RINGWOOD BH24 1JQ</a>	1/5(extension granted – was 24/4)	Yes	
20/10369	Mr Wolfenden	13, Highfield Road, Ringwood. BH24 1RF	<a href="#">20/10369   Demolition of the existing bungalow; erection of a pair of semi-detached dwellings with associated access and parking   13 HIGHFIELD ROAD, RINGWOOD BH24 1RF</a>	15/5		
20/10387	Westview Developments Ltd	Land adj to 37 Fairlie, Ringwood. BH24 1TP	<a href="#">20/10387   Erection of 3 dwellinghouses; associated parking &amp; landscaping (Outline application with details only of access, appearance, layout and scale)   LAND ADJACENT, 37 FAIRLIE, RINGWOOD, BH24 1TP</a>	8/5		

20/10400	Mr Stanley and Mr Colin Bale	Stubbings Meadow Cravan Park, The Bridges, Ringwood. BH24 1EB	<a href="#">20/10400   Use of land as part of the mobile home park (Lawful Use Certificate for retaining an existing use or operation)   STUBBINGS MEADOW CARAVAN PARK THE BRIDGES, RINGWOOD BH24 1EB</a>	15/5		
20/10405	Jones	Land of 1 Kingfisher Way, Ringwood. BH24 3LP	<a href="#">20/10405   1 detached house; access from North Poulner Road; parking; window alterations to existing property (permitted development).   Land of 1 KINGFISHER WAY, RINGWOOD BH24 3LP</a>	22/5		
20/10407	Mr & Mrs Domanski	17, Hightown Gardens, Ringwood. BH24 3EG	<a href="#">20/10407   Front &amp; rear single-storey extensions; internal remodelling   17 HIGHTOWN GARDENS, RINGWOOD BH24 3EG</a>	15/5		
20/10415	Ms Yeats	Boundary Cottage, 272, Christchurch Road, Ringwood. BH24 3AS	<a href="#">20/10415   Demolish existing buildings; erect terrace of 3 No 3 bed cottages with parking   BOUNDARY COTTAGE, 272 CHRISTCHURCH ROAD, RINGWOOD BH24 3AS</a>	22/5		