

# Shedfield Parish Council

*(Incorporating the villages of Shedfield, Shirrell Heath and Waltham Chase)*

## MINUTES OF THE PLANNING COMMITTEE MEETING 20 September 2010 at 7.30 p.m. at Shedfield Sports Pavilion

Present:

Parish Councillors: Malcolm Hogg, Presiding, Alan Cox, Matt Humphrey, Roy Skelding, Val Green  
Jess Bond and Kevin Dye

Parish Clerk: Yvonne Wheadon

Members of public: None

94/10 Apologies for absence: - Councillors Graham Smith, Stuart Jones and District Councillor Linda Gemmell

95/10 Declarations of interest: - Councillor Malcolm Hogg resides at property in close proximity to case 10/2076/FUL  
Councillor Alan Cox neighbours property relating to case 10/01907/FUL  
Councillor Jess Bond neighbours property relating to case 10/02249/TPO

96/10 Minutes from the meeting of 9 August 2010 signed by Chair as a true record.

97/10 Public Participation - No members of the public present

98/10 New Applications - Parish Council decisions/comments in **bold**:-

Case No - [10/01456/FUL](#) - 29 July 2010

Comments by 17 September 2010

Applicant: Mr & Mrs P Flesher

Location: Downs Farm House Curdridge Lane Waltham Chase Southampton SO32 2LQ

Proposal: (HOUSEHOLDER) Renovation and extension of existing brick and tile stable barn

**No comment or objection**

Case No - [10/01520/FUL](#) - 26 July 2010

Comments by 17 September 2010

Applicant: Mr Greame Blacklock

Location: 8 The Ridings Waltham Chase Southampton Hampshire SO32 2TS

Proposal: (HOUSEHOLDER) Single storey front and rear extensions and loft conversion with rooflights to front and rooflight to rear

**No comment or objection**

Case No - [10/01657/FUL](#) - 29 June 2010

Comments by 17 September 2010

Applicant: Mr S Butt

Location: 55 Brooklynn Close Waltham Chase Southampton Hampshire SO32 2RZ

Proposal: To vary Condition 11 of planning application W11225/02 to allow the car parking requirement moved from garage to front apron

**1) If granted this proposal will set an unwelcome precedent weakening a long standing planning condition set when this development was first permitted and, to the best of our knowledge, no previous departures have taken place.**

**2) The proposal will, inevitably, increase the amount of vehicle parking in the area, thereby increasing traffic hazard and detrimentally affecting the street scene.**

Case No - [10/01741/FUL](#) - 9 July 2010

Comments by 20 September 2010

Applicant: Mr David Reeves

Location: Shedfield House Sandy Lane Shedfield Southampton Hants SO32 2HQ

Proposal: Change of use from stables to offices

**No Comment or objection**

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Case No [10/01742/LIS](#) 9 Jul 2010  
Comments by 20 September 2010  
Applicant: Mr David Reeves  
Location: Shedfield House Sandy Lane Shedfield Southampton Hants SO32 2HQ  
Proposal: Change of use from stables to offices  
**No Comment or objection**

Case No - [10/01778/FUL](#) - 13 July 2010  
Comments by 20 September 2010  
Applicant: Phillimore Estates Ltd  
Location: Farm Building Shedfield House Sandy Lane Shedfield Hants SO32 2HQ  
Proposal: Demolition of workshop and replace with single storey workshop  
**No Comment or objection**

Case No - [10/01782/FUL](#) - 13 July 2010  
Comments by 20 September 2010  
Applicant: Mr Mark Phillimore  
Location: Business At 1 Housegate Cottages Sandy Lane Shedfield Southampton Hampshire SO32 2HQ  
Proposal: Demolition of workshop to 1 Housegates. Proposed replacement workshops with new access road off Sandy Lane and existing access to be blocked up  
**No Comment or objection**

Case No - [10/01907/FUL](#) 20 July 2010  
Comments by 23 September 2010  
Applicant: Mr Mark Blanchard  
Location: The Dale Pricketts Hill Shedfield Southampton Hants SO32 2JW  
Proposal: (HOUSEHOLDER) Conservatory  
**No Comment or objection**

Case No - [10/01964/FUL](#) - 19 August 2010  
Comments by 23 September 2010  
Applicant: Mr Michael Bleecker  
Location: Oakes Farm House Botley Road Shedfield Southampton Hants SO32 2HL  
Proposal: (HOUSEHOLDER) Erection of detached two bedroom annexe  
**1) The proposal is, in effect, for a detached dwelling of considerable size. It is not an annexe so far as we understand the meaning of the word.**  
**2) Whilst the overall plot size is adequate, similar requests for permission to build detached dwellings in large gardens off Botley Road have been refused in the past, permission here would set a bad precedent, if however, the local authority is minded to grant the application, we would seek a tie to restrain the building from being sold off separately in the future (family or ownership tie) we also note that a number of mature trees may be affected should the development proceed.**

Case No - [10/01970/FUL](#) - 23 July 2010  
Comments by 1 October 2010  
Applicants: Mr & Mrs J Martin  
Location: Culverlands Lodge Winchester Road Shedfield Southampton Hants SO32 2JF  
Proposal: (HOUSEHOLDER) Alterations and two storey extension  
**No objection or comment**

Case No - [10/01978/FUL](#) - 26 July 2010  
Comments by 1 October 2010  
Applicant: Ms S Dodsworth  
Location: 14 Heathlands Shedfield Southampton Hants SO32 2JD  
Proposal: Alterations to convert the existing single dwelling into two dwellings  
**No objection or comment**

Case No - [10/01983/FUL](#) - 26 July 2010

Comments by 1 October 2010

Applicant: Mr Norman Staines

Location: 7 Evelyn Close Waltham Chase Southampton Hants SO32 2LJ

Proposal: (HOUSEHOLDER) First floor rear extension; single storey rear extension; replacement of flat roofs with pitched

**No comment or objection**

Case No - [10/02022/FUL](#) - 28 July 2010

Comments by 1 October 2010

Applicants: Mr & Mrs Gary Beverley

Location: Talugra House Winchester Road Waltham Chase Southampton SO32 2LW

Proposal: (HOUSEHOLDER) First floor side extension over existing ground floor extension

**No objection or comment**

Case No - [10/02033/FUL](#) - 30 July 2010

Comments by 22 September 2010

Applicant: Mr Tom Wilkie

Location: Glenesk Chase Grove Waltham Chase Southampton SO32 2LF

Proposal: (HOUSEHOLDER) Demolition of existing conservatory and new single storey extension and loft conversion with dormer windows to front and rear.

**No objection or comment**

Case No [10/02054/FUL](#) - 2 August 2010

Comments by 22 September 2010

Applicant: Mr Dave Barker

Location: Liberty View Winters Road Shirrell Heath Southampton SO32 2JT

Proposal: (HOUSEHOLDER) New garage and new rear kitchen door

**1) This represents a general over development of the site**

**2) The proposal, which directly abuts to road, will be out of keeping with the neighbouring dwellings**

**3) The proposal resembles planning for an office rather than a garage (view fit-out details) and proposal for a large window (on drawing but not shown in application)**

Case No [10/02076/FUL](#) - 4 August 2010

Comments by 4 October 2010

Applicant: Shedfield Nursery and Equestrian Centre

Location: Shedfield Nursery and Equestrian Centre Botley Road Shedfield Southampton SO32 2HN

Proposal: Erection of building to cover existing ménage

**Whilst the Parish Council does not object in principle to this specific development proposal, we have general concerns about the planning status of this whole varied site.**

**There is Enforcement Actions outstanding (06/00334/COU), (05/00503/OPER), (99/00074/MIXED) which we believe applies to the extended site.**

**We believe that the planning status at the site should be clarified prior to any grant. If granted, we would ask that a clear condition be placed restricting the use of the facilities to equine only.**

Case No - [10/02114/FUL](#) - 9 August 2010

Comments by 8 October 2010

Applicant: Phillimore Estates

Location: Shedfield Grange Sandy Lane Shedfield Southampton SO32 2HQ

Proposal: Conversion and extension of building to enable a change of use from barn to office (B1); associated parking. (Extension to the time limit for implementing planning permission **07/01678/FUL**)

**No objection or comment**

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Case No - [10/02116/LIS](#) - 9 August 2010

Comments by 8 October 2010

Applicant: Phillimore Estates

Location: Shedfield Grange Sandy Lane Shedfield Southampton SO32 2HQ

Proposal: Conversion and extension of building to enable a change of use from barn to office (B1); associated parking. (Extension to the time limit for implementing planning permission **07/01679/LIS**)

**No objection or comment**

Case No - [10/02171/FUL](#) -16 August 2010

Comments by 30 September 2010

Applicant: Mr Edward Stafford

Location: Farthings Twynhams Hill Shirrell Southampton SO32 2JL

Proposal: (HOUSEHOLDER) Raising of roof to form additional first floor accommodation with dormers to front and rear including side extension

**No Objection or comment**

Case No - [10/02205/FUL](#) - 19 August 2010

Comments by 6 October 2010

Applicant: Mrs Bone

Location: 3 Brooklynn Close Waltham Chase Southampton Hants SO32 2RY

Proposal: (HOUSEHOLDER) Proposed timber built garden studio

**The Parish Council does not object in principle to this proposal but has concern that the shed will be highly visible from Brooklynn Close if erected where currently proposed. It would be preferable to site it further from the road.**

Case No - [10/02249/TPO](#) - 23 August 2010

Comments by 23 September 2010

Applicant: Mrs Moir

Location: High Entropy Winters Road Shirrell Heath Southampton SO32 2JT

Proposal: 1no. Conifer crown raise to 4 m

**Tree Warden advised**

Case No - [10/02255/FUL](#) - 25 August 2010

Comments by 6 October 2010

Applicant: Mr Philip Nunn

Location: Land Adjacent to Kestrel Rise Pricketts Hill Shedfield

Proposal: (Extension to the time limit for implementing planning permission [07/02363/FUL](#) Stable block with tack room and hay/feed store and change of use of associated land to equestrian

**No objection or comment**

Case No [10/02272/TPO](#) - 26 August 2010

Comments by 11 October 2010

Applicant: Mr Cain

Location: 43 The Ridings Waltham Chase Southampton Hants SO32 2TR

Proposal: 1 no. Oak remove lower limb over garden

**Tree Warden Advised**

99) Decisions:-

Case No - 10/00811/FUL - Mr C Tyrer

Proposal: (HOUSEHOLDER) Single storey rear extension, 3 no. dormer windows to front and new pitched roofs to existing rear dormer windows

Location: Badgers Copse Black Horse Lane Shedfield Southampton SO32 2HT

**Application Permitted**

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Case No - 10/01056/FUL - Applicant: D.R And J.F Gamblin Ltd  
Proposal: Replacement agricultural/workshop building (RETROSPECTIVE)  
Location: Ash House Farm Sandy Lane Waltham Chase Southampton Hampshire SO32 2LR  
**Application Permitted**

Case No - 10/01157/REM - Applicant: A A Edwards and Son  
Proposal: Reserved Matters application for approval of scale, appearance and landscaping for 10 dwellings comprising 5 x 2 Bedroom dwellings, 4 x 3 bedroom dwellings and 1 x 4 bedroom dwelling pursuant to outline planning permission 06/02688/OUT  
Location: Touchwood Church Road Shedfield Southampton Hants SO32 2HW  
**Application Permitted**

Case No -10/01370/FUL - Mr And Mrs Fulton  
Proposal: (HOUSEHOLDER) Proposed double garage  
Location: Fernleigh High Street Shirrell Heath Southampton Hampshire SO32 2JH  
**Application Permitted**

Case No - 10/01533/FUL - Applicant: Mr Steve Legg  
Proposal: (HOUSEHOLDER) Build new detached garage.  
Location: Brambles Bishops Lane Shirrell Heath Southampton Hampshire SO32 2JS  
**Application Withdrawn**

Case No - 10/01547/FUL - Applicant: Mr Hein Kuiper  
Proposal: (HOUSEHOLDER) single storey rear extension and single storey flank elevation and addition of new fenestration and roof lights  
Location: Dagwells Farmhouse Botely Road Shedfield Southampton Hants SO32 2JG  
**Application Permitted**

Case No - 10/02014/FUL - Managing Trustees  
Proposal: (Extension to the time limit for implementing planning permission 07/01284/FUL) New entrance hall extension; kitchen; meeting room and toilets; extension to rear hall; external walls to main church and external works including revised parking arrangements  
Location: Shirrell Heath Methodist Church High Street Shirrell Heath Southampton SO32 2JN  
**Application Permitted**

Case No - 10/01468/FUL - Applicant: Dr Paul Schmidt  
Proposal: (HOUSEHOLDER) New single garage with integral garden store and attic study and new highways access (RESUBMISSION)  
Location: Furze and Heather Cottage, Winchester Road Shedfield Southampton  
**Application Refused**

100) Vehicle Operator Licences - None

101) Planning Appeals Decisions - APP/L1765/D/10/21277 - New access and drop kerb  
Appellant: Mrs Jane Cox, 2 Portland House Forest Road  
Decision: Appeal Dismissed

102) Enforcement Issues -

(i) Enforcement Issues -

Enforcement Appeals Lodged - APP/L1765/C/10/2133851: Comments by 24 September 2010  
Proposal: appeal against failure to comply with Condition 1 of planning permission granted on 22 July 1998 (application ref: 98/00810/TEMP) for 'Use of land for siting of temporary mobile home for agricultural worker'  
Pricketts Hill Nursery Pricketts Hill Shedfield Southampton SO32 2JW

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- 103) Lighting Highways and Transport  
(i) Committee suggested a roundabout at Culverlands where the A334 meets the B2177. Clerk to investigate.
- 104) Rural Housing - Nothing to report
- 105) Village Name Plates - A discussion took place with an idea for a competition aimed at school children to design.
- 106) Licensing - Nothing to report
- 107) Rights of Way - The footpath at Blackhorse Lane, Shirrell Heath No 501a-d has been confirmed and instruction for opening has been made.
- 108) Parish Lengthsman - Some work commenced late August with the next programme due October. Suggestions included verges at Winchester Road between traffic lights and The Ridings, overgrown hedges in Church Road and at the corner of Solomons Lane and High Street, Shirrell Heath.
- 109) Correspondence and Meetings
- (i) Borderhill Stables Clewers Hill Ref 10/01489/FUL and 10/00655/FUL - Comment made as this area is within the parish of Bishops Waltham but is close to the border of Shedfield Parish. 'Shedfield Parish Council wishes to OBJECT to the Application submitted to grant permission for the replacement of a mobile home with a detached house at Borderhill Stables. We accept that this particular application is not within our Parish, but the land concerned is close to our border and the application, if granted, is likely to have significant knock-on effect on our parishioners in the area, and will cause alarm, distress and anger. Generally, we are totally opposed to the granting of permission to replace mobile homes for specified workers/purposes with permanent conventional dwellings. We are certain that, had this application been for a standard dwelling in the first instance, it would have been rejected out of hand. The land is agricultural and the precedent set would have been critically serious. Had this application come before this Parish Council, we would have objected strongly and sought that the matter be called in to Full Committee. Please register our strong objection to this proposal, with our request that Planning Permission be refused. If possible, we would like this matter to be Called In.'
- (ii) Shaping the future of our Communities - Briefing Local Development Framework, Thursday, 16 September 2010 at 7 pm Wykeham Room, The Guildhall, Winchester
- (iii) A2 Dominion Housing Group - Previously Winchester Housing Group - notice of AGM
- (iv) Development Proposal received - Land off Forest Road extending to land opposite Brickyard Road - Meeting at Hollythorns House, Swanmore 28 September 2010 - Confirmation received that there are no immediate plans to submit an application.

**With no further business to be transacted, Chair declared the meeting closed at 9.30 pm**