



Planning Committee

Minutes of the Planning Committee Meeting held electronically on
Thursday 17th December 2020 at 7.00pm.

Members Attending:

Cllr Langford (chair), Cllr Appleby, Cllr Percy, Cllr Riley, Cllr Rosewell, Cllr Moffatt

20.047 **Apologies Received from:**

Cllr Legat, Cllr Stirrup, Cllr Jeffes, Cllr Andrews

20.048 **Public Participation and Declaration of Interest:**

There were no declarations of interest made.

20.049 **[Approve the minutes from 19th November 2020.](#)**

The Minutes of the 19th November 2020 were approved by all as a correct record of events. Minutes to be signed in retrospect.

20.050 **Planning Applications for Discussion received up to Friday 13th November 2020.**

a) **[SDNP/20/05341/HOUS.](#)**

Location: Itchen Abbas Grange Avington Lane Itchen Abbas SO21 1BJ

Proposal: Proposed garage, retrospective greenhouse and associated landscaping

Comment: Object

The application is deceptive because it does not show the whole of the landscaped garden to Itchen Abbas Grange and the landscaping which has taken place outside the settlement boundary into the SDNP, to the west of the application plan

1. There is an outdoor swimming pool (approved)
2. The garden fence to the adjoining meadow to the west has been removed and the bank re-contoured with spoil removed from site
3. Ornamental tree planting has taken place in the adjoining meadow to the west (approved)
4. A close boarded fence 2 m high has been erected adjacent to the northern boundary



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The precedent for development outside the Itchen Abbas settlement boundary into the SDNP needs addressing first, if this is going to become policy then the extent of the new garden needs delineating either in a S106 or by changing the settlement boundary, before the whole of the meadow to the west becomes a domestic garden and within policy for development.

The application includes what is effectively a barn for four garages, these will be on top of the existing three garages constructed as part of the Itchen Abbas Grange approval. There are also large garden sheds for the terrace of four Itchen Abbas Manor Cottages to the East (in the control of the applicant) which all makes for a very intensive development of this locality adjacent to the two Grade 2 the listed buildings of the Church of St John the Baptist and Itchen Abbas Manor

b) [SDNP/20/05497/LIS](#) | [SDNP/20/05496/HOUS](#)

Location: Ivy Cottage Avington Road Avington SO21 1DD

Proposal: Single storey rear extension to the Grade II Listed Ivy Cottage

Comment: Support

We note this development is slightly over the 30% of Policy SD31 but do not consider this material here.

c) [SDNP/20/05499/PRE](#)

Location: The Mill House Lower Chilland Lane Martyr Worthy Winchester Hampshire SO21 1EB

Proposal: Remove existing hedging and replace with brick and flint wall, topped with close boarded fence. Erection of removable flood wall on either side of drive entrance.

Comment: The Council repeated that they would not comment on pre-applications other than in exceptional circumstances.

d) [SDNP/20/05512/LIS](#) | [SDNP/20/05511/HOUS](#)

Location: 2 Hillside Cottages Station Hill Itchen Abbas SO21 1BD

Proposal: Proposed conversion of existing garage to form enlarged kitchen, dining & utility room. Introduction of an ensuite to the first floor and construct of new proposed garage.

Comment: No Comment



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20.051 Items for consideration for next meeting.

None

20.052 Date and Time of next meeting:

Date and Time of next meeting: 21st January 2021 at 7pm

The location of this meeting is: Electronic.

The meeting closed at 7.30pm