

# Ringwood Town Council

Ringwood Gateway, The Furlong, Ringwood, Hampshire BH24 1AT

Tel: 01425 473883

www.ringwood.gov.uk

## PLANNING, TOWN & ENVIRONMENT COMMITTEE

Dear Member

25<sup>th</sup> January 2018

A meeting of the above Committee will be held in the Forest Suite at Ringwood Gateway on **Friday 2<sup>nd</sup> February 2018** at 10.00am\* or at the conclusion of the public participation and your attendance is requested.

Mr C Wilkins  
Town Clerk

### **PUBLIC PARTICIPATION:**

\*If required, the meeting will be preceded by a public participation period of up to 10 minutes at 10.00am. Members of the public are also entitled to speak, during the meeting, on agenda items.

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### **RECORDING (AUDIO AND/OR VIDEO) OF COUNCIL MEETINGS AND USE OF SOCIAL MEDIA**

During this meeting the public are allowed to record the Committee and officers from the front of the public seating area only, providing it does not disrupt the meeting. Any items in the Exempt Part of an agenda cannot be recorded and no recording device is to be left behind. If another member of the public objects to being recorded, the person(s) recording must stop doing so until that member of the public has finished speaking. The use of social media is permitted, but all members of the public are requested to switch their mobile devices to silent for the duration of the meeting.

### **MOBILE PHONES**

Members and the public are reminded that the use of mobile phones (other than on silent) is prohibited at Town Council and Committee meetings.

## **AGENDA**

### **1. APOLOGIES FOR ABSENCE**

### **2. DECLARATIONS OF INTEREST**

### **3. MINUTES OF THE PREVIOUS MEETING**

To approve as a correct record the minutes of the meeting held on 5<sup>th</sup> January 2018

### **4. PLANNING APPLICATIONS**

To consider applications – *Report A*

### **5. TOWN CENTRE IMPROVEMENT WORKING PARTY**

To receive the notes of the meeting of the Town Centre Improvement Working Party on 15<sup>th</sup> January 2018 and consider approving the recommendations therein (*Report B*)

## 6. NEW FOREST NATIONAL PARK AUTHORITY SUBMISSION DRAFT LOCAL PLAN 2016 – 2036

To consider responding to this final consultation (*Report C*)

## 7. HOUSING FOR LOCAL PEOPLE

To receive a verbal report in respect of informal investigations in to how the lack of “affordable” housing for local younger people could be addressed

## 8. PROJECT OVERSIGHT

To review the progress of current projects, and note any changes to new projects planner following approval of the 2018/19 budget by Council on 31 January 2018 (*Report D*)

If you would like further information on any of the agenda items, please contact Jo Hurd, Deputy Town Clerk, on (01425) 484721 or email [jo.hurd@ringwood.gov.uk](mailto:jo.hurd@ringwood.gov.uk).

### Committee Members

Cllr Chris Treleaven(Chairman)  
Cllr Tim Ward (Vice Chairman)  
Cllr Andrew Briers  
Cllr Philip Day  
Cllr Hilary Edge  
Cllr Christine Ford  
Cllr Jeremy Heron  
Cllr Gloria O'Reilly  
Cllr Tony Ring  
Cllr Angela Wiseman

### Ex Officio Members

Cllr Tim Ward  
Cllr Philip Day

### Student Advisors

Charlotte Amos  
Chloe Collins  
Lucy Hewitt

<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
<b>Permission (3)</b>	Recommend Permission
<b>Refusal (4)</b>	Recommend Refusal
<b>Officer Decision (5)</b>	Will accept planning officer's decision

### **The Use Classes Order: Summary**

A1	Shops
A2	Financial and Professional Services
A3	Food and Drink
B1	Business, including offices, research and development and light industrial
B2	General industrial building
B3	Special industrial: alkalis etc
B4	Special industrial: smelting etc
B5	Special industrial: bricks etc
B6	Special industrial: chemicals etc
B7	Special industrial: animal products etc
B8	Storage and Distribution
C1	Hotels and Hostels
C2	Residential Institutions
C3	Dwelling Houses
D1	Non Residential Institutions
D2	Assembly and Leisure

## Schedule of Planning Applications to be considered on 2nd February 2018 at 10.00am

<b>Number</b>	<b>Applicant</b>	<b>Site Address</b>	<b>Proposal</b>
17/00904	Mrs J Horgan	The Wilds, Hightown Hill, Ringwood. BH24 3HQ	Two bay car port; creation of first floor balcony to existing flat roof; first floor fenestration alteration
17/11642	Mr & Mrs Mitchell	51, Parsonage Barn Lane, Ringwood. BH24 1PT	Single-storey front, side and rear extensions
17/11772	Mr Pierson	Land adjacent to 23, New Road, Ringwood. BH24 3AU	1 pair of semi-detached bungalows (Outline application with all matters reserved)
17/11795	Mr Kendall	91, Wessex Estate, Ringwood. BH24 1XD	Front dormer
17/11799	Mr & Mrs Hall & Casoria- Hall	22, Somerville Road, Poulner, Ringwood. BH24 1XJ	Single storey front and side extension
18/10024	Mr & Mrs Heppell	23, College Road, Ringwood. BH24 1NU	Single storey side and rear extensions; roof alterations
18/10036	Ms Clisset - Nero Holdings Ltd	19-20 The Furlong, Ringwood. BH24 1AT	Use as mixed A1/A3 Class (shops/restuarant/cafe) (Retrospective)
18/10037	Mr Lennox - Koh Thai Tapas	Seven Fish, 2, Southampton Road, Ringwood. BH24 1HY	Extraction flue & ducting (Retrospective)
18/10044	Ms Spencer	31, West Street, Ringwood. BH24 1DY	Use as massage, beauty and spa shop (Sui Generis)
18/10083	Mr Meyer - GP Commercial Investments Ltd	Former Wellworthy Site Off Christchurch Road, Wellworthy Way, Ringwood.	Four-storey building for use as gym and offices; associated parking; access and landscaping

**A**

<b>Number</b>	<b>Applicant</b>	<b>Site Address</b>	<b>Proposal</b>
CONS/18/0036	Mr Williams	The Spinney, St Aubyns Lane, Hangersley, Ringwood. BH24 3JU	Fell 1 x Oak tree Prune 1 x Oak tree Prune 1 x Beech tree Coppice 3 x Hazel trees Prune 1 x Yew tree
CONS/18/0037	Mr Street	Bridge House, 21 West Street, Ringwood. BH24 1DY	Fell 1 x Conifer tree
CONS/18/0042	Mrs Cohen	White Lion Courtyard, Deweys Lane, Ringwood. BH24 1AJ	Fell 1 x Cherry tree

## **Ringwood Town Council**

Ringwood Gateway, The Furlong,  
Ringwood, BH24 1AT

### **Town Centre Improvement Working Party**

Notes of meeting held on Monday 15<sup>th</sup> January 2018 at Ringwood Gateway, Ringwood

#### **Present:**

Ringwood Town Council - Cllr T Ward (Chairman), Cllr A Wiseman,  
Cllr Chris Treleaven (Chair of Planning Committee)  
Chris Wilkins (Town Clerk), Mandy Oldfield  
Ringwood Society – Jeff Wickens, Dick Sheerin  
Parish of Ringwood – Kevin Jones

#### **1. APOLOGIES FOR ABSENCE**

Cllr Tony Ring, Cllr Gloria O'Reilly, Edward Morant, Jacqueline Brown

#### **2. DECLARATION OF INTEREST**

None

Cllr Tim Ward welcomed everyone to meeting and thanked Cllr Chris Treleaven for attending as Chairman and representative from the Planning Committee.

#### **3. NOTES OF THE PREVIOUS MEETING**

Notes of meeting held on 31<sup>st</sup> July 2017 were accepted.

#### **4. UPDATE ON HUMAN SUNDIAL**

Dick stated that the Topographical Survey, which has now been produced, was not fully complete as it does not include parking bays. Dick is waiting for the updated version, which should arrive shortly. All other details on the survey are fundamentally correct. The new version of the Topographical Survey is to go the Hampshire Highways for their information.

There was some discussion about whether the works should include clearly marked parking spaces. Chris Wilkins pointed out that any change in permitted parking rights would entail the significant delay and expense of a formal Traffic Regulation Order. It was agreed that the Human Sundial works should take priority. The marking of parking spaces will be kept in mind for the future and the current traffic regulations investigated in the meanwhile.

Dick Sheerin read through the schedule of works for the Human Sundial and paving. He confirmed that David Brown's contractors will position, install and level the stones, but not remove and store the old pavers. This will need to be done by Hampshire Highways. Dick will obtain confirmation from David Brown the full scope of works which is included in the quoted price of £1,700. The Town Council can then approach Liam Houghton with a detailed schedule of works required by Hampshire Highways.

It was proposed that instructions on how to use the Human Sundial could be placed on a plaque where an existing slab is in the paving area.

The quote from Broxap for the 5 seats is £4,000. The cost of installing them has been estimated at £1,000. It was felt that the seats themselves should be fixed to the ground but have removable arms. Dick Sheerin will obtain an updated quote from Broxap accordingly.

Cllr Treleaven suggested that flower planters/tubs be installed around the perimeter of the site to enhance the area, but to be placed where it would not impact on market stalls and be small enough to move if required.

# B

It was suggested that, in principle, the Interpretation Board be placed in the area in front of the Bank House, along with bicycle racks. Cllr Ward will speak to Mr Morant regarding the positioning of bicycle racks to reassure him that these will be placed in an area which will not have an impact on market stalls.

The Christmas tree socket needs to be relocated, which will be carried out by Hampshire Highways at the same time as the remedial work is done on the paving area and the removal of a grid where a tree was once planted. Highways have agreed to do this work free of charge.

To consider placing chain link around the stone steps of the Jubilee Lamp to protect them from erosion and damage. There are posts already in place around the Lamp which could be used to connect the chains to.

The power box cable appears to be underground. This will need to be taken into consideration when moving the socket for the Christmas tree.

## **RECOMMENDATION to Planning, Town & Environment Committee:**

1. **That the Town Clerk be authorized to take all necessary steps to proceed with the proposed works to the Human Sundial and surrounding pavers, the proposed installation of the bench seating and the re-location of the tree socket (but not the installation of the interpretation board or cycle stands) provided that agreement as to division of works can be reached with Hampshire Highways upon the proposed revised drawing and specification such that the works to be paid for by the Town Council can be completed within the agreed budget; and**
  2. **That the Town Clerk be asked to investigate and advise upon the parking restrictions currently applying in and adjoining the paved area around the Human Sundial**
5. **PARISH CHURCHYARD (new footpath access from Furlong to Parish Churchyard)**  
Kevin Jones reported that the project has not moved forward since the last meeting. Agreement from The Furlong is still required and Kevin requested that the Town Council help pursue this. It was agreed that this would be put on the agenda for the Planning Committee to consider and Chris Wilkins will produce a written proposal for the agenda.

## **RECOMMENDATION to Planning, Town & Environment Committee:**

**That the Town Council assume lead responsibility for promoting the proposed new pedestrian route to and negotiating as necessary with all relevant parties (including the owners and managers of The Furlong Centre)**

## **6. FRIDAY'S CROSS WALL PAINTING**

Ringwood Society would like to install a wall painting at Friday's Cross. It was discussed whether or not to include the image of the original coach design or have words only. No decision was made at the meeting. It was agreed that a bid for the costings be taken to Policy & Finance Committee and a member from the Ringwood Society attend to give further information.

## **7. LYNES LANE RESURFACING**

Ringwood Society has proposed that Lynes Lane be resurfaced to include a public area for seating, but to retain parking spaces for the shops who use them. To be brought forward as a future project.

## **8. ANY OTHER BUSINESS**

- (i) Pavement blocks – Town Council members and staff continue to press Hampshire Highways to schedule the required repairs.
- (ii) Where practicable, future meetings will focus on single projects and not review all pending proposals

**9. DATE OF NEXT MEETING**

To be advised.

Town Council Members

Cllr Tim Ward, Town Mayor

Cllr Gloria O'Reilly

Cllr Tony Ring

Cllr Angela Wiseman

Parish of Ringwood

Kevin Jones

Jacqueline Brown

Student Advisors

Oscar Poules

Jack Cheshire

Ringwood Society

Dick Sheerin

Jeff Wickens

Charter Market Holder

Edward Morant

**PLANNING, TOWN & ENVIRONMENT COMMITTEE – 2 FEBRUARY 2018  
NEW FOREST NATIONAL PARK AUTHORITY SUBMISSION DRAFT LOCAL  
PLAN 2016 - 2036**

1. Following previous stages of consultation, which commenced in Summer 2015, the New Forest National Park Authority has published its proposed Submission draft Local Plan 2016 – 2036 for a final 6-week period of public consultation (ending 28 February 2018).
2. The Submission draft Local Plan sets out the proposed planning policies that will guide development in the National Park in the future. It will, once adopted, play a key role in taking forward the two statutory National Park purposes and related socio-economic duty. It also aims to ensure that the New Forest continues to receive the highest level of landscape protection while fostering the economic and social well-being of the residents who live within the National Park.
3. Full details on the Submission draft Local Plan and supporting papers can be viewed online at [www.newforestnpa.gov.uk/localplan](http://www.newforestnpa.gov.uk/localplan).
4. The draft Local Plan was previously considered by this Committee on 4 November 2016 (<http://www.ringwood.gov.uk/wp-content/uploads/2016/01/PTE-m-04-11-16.pdf> - Minute P/5345 and Annex B refers). At that time, the Council's response supported the objective for a sustainable economy and the principle of the proposed level of new housing (no sites proposed in Ringwood).
5. It should be noted that representations at this final stage in the Local Plan-making process should focus on the legal and procedural compliance of the Local Plan; the soundness of the Local Plan; and whether the Authority's obligations under the Localism Act's 'duty to cooperate' have been complied with. A full explanation of soundness and legal and procedural compliance can be viewed online at [http://www.newforestnpa.gov.uk/downloads/file/1661/notes\\_to\\_accompany\\_response\\_for\\_m/](http://www.newforestnpa.gov.uk/downloads/file/1661/notes_to_accompany_response_for_m/).
6. When this final period of consultation has been completed, the Submission draft Local Plan and supporting papers will be submitted to the Secretary of State for independent examination in Spring 2018.
7. It is RECOMMENDED that Members consider whether any response is required to the Submission draft Local Plan, bearing in mind the limitations of the consultation set out in paragraph 5 above.

For further information, please contact:

Jo Hurd  
Deputy Town Clerk  
[jo.hurd@ringwood.gov.uk](mailto:jo.hurd@ringwood.gov.uk)  
01425 484721





Item No.	Name	Recent developments	Resource use				Finish in 2017-18?	Notes
			Finance			Staff time		
			Budget	Spent to date	Predicted out-turn			
<b>Projects with budgetary implications (bids included in 2017-18 budget)</b>								
A1	Traffic Assessment	Quotation of £2,950 accepted for traffic assessment	£7,000	£0	£2,950	Moderate	Unlikely	Local Plan Review pre-submission consultation due early 2018
A2	Cycle Stands	Included in plans for Market Place improvements	£500	£0	£0	Minimal	Unlikely	Awaiting choice/availability of site
A3	Butler's Lane Footpath Link	Contract awarded to G Farwell Ltd – work to be scheduled w/c 29/1/18	£4,000	£0	£2,481.84	Moderate	Probable	HCC has advised that RTC can commission works subject to contractor compliance with HCC standards & procedures
A4	Crow Stream clearance	Work to control growth of Hemlock Water Dropwort on stream banks scheduled for March 2018 – no further costs expected	£1,000	£1,172.88	£1,172.88	Moderate	Probable	Annual flail and clearance complete Rod Lane Relief Drain sluice repaired
A5	Human Sundial repair	Topographical survey ordered	£700	£550	£550	Moderate	Unlikely	Town Centre Working Party
<b>Projects with budgetary implications (not included in 2017-18 budget but added since)</b>								
B1	Street-lighting in Kings Arms Lane	Work not carried out as expected on 12.1.18 as pole disconnected from mains – further investigation required by SSE HCC agreed to adopt for maintenance purposes.		£0	£850	Moderate	Possible	Funded by CIL receipts (P&F Minute F/5497 19.10.17 refers)
<b>Projects with no budgetary implications</b>								
C1	Pedestrian Crossing Christchurch Road	Included in HCC programme of works				Minimal	Possible	Pressure to be maintained for additional crossings further south
C2	A31 improvement scheme	Mitigation works business case in preparation				Significant	Unlikely	Might involve use of developer contributions in addition to contributions from Highways England
C3	Review of developer contributions	Now have overview of transport contributions held by NFDC (allocated and unallocated)				Significant	Probable	Decision-making process for use of CIL receipts agreed by P&F 18.10.17 (F/5496 refers)







Item No.	Name	Brief description & notes (define scope and quality requirements)	Resource requirements						Budget Priority
			Finance			Time and attention			
			RTC recurring cost	RTC non-recurring cost	Other source	Members	Staff	Others	
<b>Projects with budgetary implications (for inclusion as bids in 2018-19 budget)</b>									
A1	Neighbourhood Plan	Undertake a cost-benefit analysis of preparing a Plan with independent expert advice	£0	£1,000	£0	Moderate	Moderate	Minimal	3
A2	Sign painting at Fridays Cross	To restore a painted sign on the façade of 5/7 Christchurch Road (Town Centre Working Party/Ringwood Society)	£0	£400	£0	Minimal	Minimal	Moderate	2
A3	Human Sundial	To repair and restore the Human Sundial and surrounding area in the Market Place (Town Centre Working Party) Agreed to fund from CIL receipts (P&F Cttee 13/12/17 - F/5518)	£0	£8,000 estimate	To be funded from CIL receipts	Moderate	Moderate	Moderate	1
<b>Projects with budgetary implications (for possible inclusion as bids in later budgets)</b>									
B1	Rear of Southampton Road	To improve the aspect of the rear of buildings in Southampton Road to Meeting House Lane	£0	£?	£?	Moderate	Significant	Significant	
B2	Lynes Lane re-paving	Remove street features and re-pave (Town Centre Working Party/Ringwood Society)	£0	£?	£?	Moderate	Significant	Significant	
B3	Additional street light in Gorley Road	In the event that this is not funded by HCC, to provide one additional street lighting column between Butlers Lane and Parkers Close	£?	£3,000+ estimate	HCC	Minimal	Moderate	Moderate	
<b>Projects with no budgetary implications</b>									
C1	Moortown drainage improvements	Drainage improvement works to be funded by Hampshire County Council – completion expected by end of 2017				Moderate	Moderate	Moderate	

