

In the Chair: Cllr J Parker

Attendance:

- | | | | |
|---|-----------------|---|------------------|
| A | Cllr A Goddard | P | Cllr J Critchley |
| P | Cllr C Burgess | A | Cllr I Culley |
| P | Cllr M G Cooper | P | Cllr S Gidley |
| P | Cllr J Parker | P | Cllr J Ray |
| P | Cllr R Theron | P | Cllr J Burnage |

In attendance: Cassie Corfield – Planning Clerk

- 331. Apologies**
 Cllr I Culley and Cllr A Goddard
- 332. Declarations of Interest**
 None
- 333. Minutes**
 Confirmation
 The minutes of the Planning Committee Meeting held on Thursday 26th June 2025 were confirmed as a true record subject to an amendment to be made to Item 325.1 on the minutes. **“Cllr Parker noted that he could not speak on behalf of RTC at the Southern Area Planning Committee due to his declared conflict of interest. He enquired as to whether anyone else from RTC Planning Committee could attend and speak.”**
 Proposed by: **Cllr C Burgess**
 Seconded by: **Cllr J Burnage**
- CARRIED UNANIMOUSLY**
- 334. Matters Arising**
 None
- 335. Public Participation**
 None
- 336. Participation at Southern Area Planning Committee**

336.1	Application No:	24/02526/FULLS
	Applicant:	Highwood Ventures 3 Limited and Hillier Brentry Nurseries
	Site:	Hillier Brentry Nurseries, Jermyns Lane, Ampfield
	Proposal:	Phased redevelopment following demolition of existing buildings and structures to provide, head office, storage and distribution building, 244 dwellings, associated infrastructure works including, site access to and works within Jermyns Lane, pedestrian and cycle link west to Ganger Farm, parking provision, landscaping and public open space, site reprofiling and the incidental prior extraction of soft sands, sustainable drainage works and attenuation ponds, ancillary structures, works and operations.

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	Committee Comments:	Due to be discussed at the next Southern Area Planning Committee meeting on Tuesday 22nd July 2025. Cllr J Critchley plans to attend and speak on behalf of RTC.
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337. Appeal Notifications & Decisions

337.1	Application No:	25/00300/TPOS
	Appeal Reference:	APP/TPO/C1760/10528
	Appellant:	Alan Bourne
	Site:	8 The Harrage, Romsey, Hampshire, SO51 8AE
	Proposal:	TPO.TVBC.0980 - T3 - False acacia - Fell
	Committee Comments:	Noted

338. Amended Applications

None

339. Correspondence

None

340. Other matters to be discussed at end of meeting

340.1	<p>Devolution and Local Government Reorganisation: RTC planning considerations.</p> <p>A Hampshire County Council meeting was held 17/07/2025 and their suggestions for reorganisation were discussed. The options put forward by Hampshire County Council and East Hampshire District Council recommended a mixture of urban and rural areas based on existing boundaries to foster a financial balance.</p> <p>The option selected proposed four unitary authorities:</p> <ul style="list-style-type: none"> • North and Mid Hampshire (Basingstoke and Deane, East Hampshire, Hart, Rushmoor, Winchester) • South-West Hampshire and Solent (Eastleigh, New Forest, Southampton, Test Valley) • South-East Hampshire and Solent (Fareham, Gosport, Havant, Portsmouth) • Isle of Wight (remaining as a standalone unitary council) <p>Post meeting note: This option was confirmed by HCC Cabinet on 18/07/2025. There will be public engagement to comment on this proposal from 21/07/2025 to 17/08/2025 with a final decision on HCC's chosen option in September 2025.</p> <p>The remaining Unitary/District/Borough Councils will be putting forward their own ideas to government. There is currently a survey running on three options open until 27/07/2025. Test Valley will make its final decision at a council meeting on 24/09/2025.</p>
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340.2	<p>Neighbourhood Plan and Romsey Design Standards.</p> <p>Cllr Critchley reported on the progress of the Romsey Neighbourhood Plan. Please see Appendix A Supporting Document.</p>
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340.3	Local Plan, regulation 18 Stage 2 Revised.
	<p>It was decided that Cllr Critchley would put together proposed comments on behalf of RTC in relation to the latest update to Regulation 18 Stage 2 of the Local Plan. Cllr Parker will review RTC's existing comments on Regulation 18 Stage 1. The aspiration is to pull all the comments together for the next Planning Committee meeting on the 07/08/2025 and subsequent ratification by Full Council in an extraordinary meeting to be held prior to the F&R meeting on 24/08/2025. The deadline for comments is the 05/09/2025. It was noted that there will be an exhibition of the draft local plan at the Crosfield Hall on 27/08/2025 from 15:30 to 18:30.</p>

341. Planning Applications

To consider Romsey Town Council Planning Applications on TVBC Weekly Lists Nos. 25, 26 and 27.

Signature:

Date:

ROMSEY TOWN COUNCIL
WEEKLY LIST OF PLANNING APPLICATIONS AND NOTIFICATIONS: NO. 25
Week Ending: Friday 20th June 2025

APPLICATION NO. DATE OF APPLICATION	PROPOSAL	LOCATION	DECISION	COMMENTS
1. 25/01330/FULLS 18.06.2025	Rear single storey extension	25 Portersbridge Street Romsey Hampshire SO51 8DH	No objection	
2. 25/01331/AGNS 17.06.2025	Application to determine if prior approval is required for agricultural building and hardstanding	Moorcourt Farm Ridge Lane Ower Romsey Hampshire SO51 6AB	Already decided. Prior approval not required.	Technical decision.
3. 25/01337/FULLS 16.06.2025	Replace conservatory with single storey rear extension, with alterations to fenestration	7 Woodley Way Romsey Hampshire SO51 7PB	No objection	
4. 25/01362/CLPS 18.06.2025	Application for lawful development certificate for proposed demolition of conservatory, and erection of extension	5 Rowse Close Romsey Hampshire SO51 7RN	Noted	Technical decision.

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Date:

ROMSEY TOWN COUNCIL
WEEKLY LIST OF PLANNING APPLICATIONS AND NOTIFICATIONS: NO. 26
Week Ending: Friday 27th June 2025

APPLICATION NO. DATE OF APPLICATION	PROPOSAL	LOCATION	DECISION	COMMENTS
1. 25/01325/FULLS 24.06.2025	Temporary siting of caravan for a period of two years	Land to rear of properties fronting Gardeners Lane Gardeners Lane East Wellow Hampshire	Objection	There is no satisfactory justification for keeping the caravan there for two years for repairs.
2. 25/01384/FULLS 23.06.2025	Demolish garage and side porch, two storey side and rear extension, create access stairs, erect fence and alterations to fenestration, provide vehicular access to existing hardstanding with dropped kerb from Selsdon Avenue	Lynton The Crescent Romsey Hampshire SO51 7NG	Objection	1. The extension will have an overbearing impact on the neighbouring property, Tadburn House. The extension will also be detrimental to the street scene of The Crescent by infilling the gap between Lynton and Tadburn House. Clear gaps between houses is the norm for this part of the Crescent. 2. There are concerns about the proposed parking spaces at the rear of the property. The creation of the hardstanding will impinge on the RPA of the adjacent TPO'd tree. Parking is already an issue for residents of Selsdon Avenue. They are concerned that there may not be adequate space to access the proposed parking given the permitted parking opposite. RTC would like the Hampshire Highways Officer to revisit the proposals, considering the points made in the letter from Mrs Dreana Coen and clarifying whether the proposed parking involves creating a new vehicular access or modifying an

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Date:

				<p>existing access to the rear of the property. It is not clear who owns the land at the rear of Lynton facing onto Selsdon Avenue. Clarification is needed to confirm that due notice has been served on all affected landowners.</p> <p>RTC is concerned that other properties in the Crescent may wish to similarly modify parking or access at the rear of their properties.</p>
<p>3. 25/01395/FULLS 27.06.2025</p>	<p>Change of use of premises from Light Industrial uses (Class B1c/Class E(g) (iii)) to a flexible set of uses falling within Use Class E (g) iii and Class B8 storage with ancillary offices</p>	<p>Unit 5 Romsey Industrial Estate Greatbridge Road Romsey Hampshire SO51 0HR</p>	<p>No objection</p>	<p>RTC would like to see the Environmental Health Officer's concerns addressed and, in particular the details on the steps that are proposed to reduce the impact of noise on the neighbouring properties. RTC requests a condition that restricts the hours of operation to standard working hours.</p>
<p>4. 25/01398/TPOS 24.06.2025</p>	<p>T1 - Ash - Reduce lateral growth to boundary line up to 2m</p>	<p>9 Horseshoe Drive Romsey Hampshire SO51 7TP</p>	<p>No objection</p>	

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ROMSEY TOWN COUNCIL
WEEKLY LIST OF PLANNING APPLICATIONS AND NOTIFICATIONS: NO. 27
Week Ending: Friday 4th July 2025

APPLICATION NO. DATE OF APPLICATION	PROPOSAL	LOCATION	DECISION	COMMENTS
1. 25/01328/FULLS 02.07.2025	Erection of dwelling, including dropped kerb, block paving to access and installation of package treatment plant	Land Adjacent Orchard House Braishfield Road Romsey Hampshire	Objection	<p>RTC welcomes the environmental and sustainability objectives exhibited in this application. However, RTC objects on the grounds that the proposed dwelling is out of keeping with the local street scene which exhibits significant gaps between properties. RTC is also concerned that the size of the building is too big for the plot. It is not clear that the residual plot is large enough to support a package treatment plant. There is no drainage plan, so it is not clear that the plant does not pose a hazard to neighbouring properties.</p> <p>RTC notes that the application describes the plot being adjacent to "Orchard House" however, the map shows "Orchard Cottage".</p>
2. 25/01330/FULLS 30.06.2025	Rear single storey extension	25 Portersbridge Street Romsey Hampshire SO51 8DH	DUPLICATE	Please see List 25, Item 1.
3. 25/01396/FULLS 04.07.2025	First floor extension with dormer window and alterations to fenestration	Oak Tree Cottage Halterworth Lane Romsey Hampshire SO51 9AE	No objection	

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<p>4. 25/01498/FULLS 04.07.2025</p>	<p>Removal of ATM's and night safe bezel, existing signage and reinstate materials where required</p>	<p>National Westminster Bank Plc 27 Market Place Romsey Hampshire SO51 8NB</p>	<p>No objection</p>	
<p>5. 25/01499/LBWS 04.07.2025</p>	<p>Removal of ATM's and night safe bezel, existing signage and reinstate materials where required</p>	<p>National Westminster Bank Plc 27 Market Place Romsey Hampshire SO51 8NB</p>	<p>No objection</p>	

Planning Feedback: Amendment to be made to previous minutes from the 26/06/2025, Item 325.1 – Cllr Parker could not speak on behalf of RTC at the Southern Area Planning Committee due to the conflict of interest which was declared at the start of the Planning meeting. He would like it amended to note that he enquired as to whether anyone else from RTC Planning Committee could attend and speak.

Meeting ended at: 20:37

Next meeting: Thursday 7th August 2025 at 7:30pm

Signature:

Date: