

Landford Parish Council: Planning Schedule Recommendations – 14 August 2024

New Forest National Park Authority (NFNPA) applications: can be viewed on their website, or at their Planning Dept in Lymington.

Wiltshire Council (WC) applications: can be viewed on their website, or at their Planning Dept in Salisbury.

Application no.	Site address	Proposal	Parish Council Recommendation
24/00635FULL (NFNPA)	NOMANSLAND AND HAMPTWORTH C OF E PRIMARY SCHOOL, SCHOOL ROAD, NOMANSLAND, SALISBURY, SP5 2BY	Application for an outbuilding.	<p>Landford Parish Council recommend PERMISSION, for the reasons listed below, but would accept the decision reached by the National Park Authority's Officers under their delegated powers.</p> <p>However, the Council suggests that, due to the incompatible character and style of the proposed building compared with the locally listed, main school building, that a temporary permission be granted. This will allow the school to have the immediate benefit of the facility but will encourage the school to work towards a library building or extension in the future, which will enhance the character of the main school building.</p>
24/00832FULL (NFNPA)	5 SCHOOL ROAD, NOMANSLAND, SALISBURY, SP5 2BX	Application for a single storey rear extension and replacement front porch.	<p>Landford Parish Council recommend PERMISSION, for the reasons listed below, but would accept the decision reached by the National Park Authority's Officers under their delegated powers.</p> <p>Despite the style and character of parts of the proposed rear extension compared to the existing main structure, the proposal will be hidden from public view and have no effect on the street scene or neighbouring properties. The proposed front porch will enhance the property's frontage.</p>
24/00724FULL (NFNPA)	PIPERS, THE DROVE, FOREST ROAD, NOMANSLAND, SALISBURY, SP5 2BP	Application for a rear balcony with storage unit underneath; demolition of existing rear balcony.	<p>Landford Parish Council recommend PERMISSION, for the reasons listed below.</p> <p>Although the proposed balcony overlooks neighbouring properties situated at lower levels, albeit at a distance, this should be no worse than views from the existing balcony and from the windows of the existing dwelling.</p>

Application no.	Site address	Proposal	Parish Council Recommendation
24/00874FULL (NFNPA)	41 BEECH GRANGE, LANDFORD, SALISBURY, SP5 2AL	Application to extend front dormer in width and length, and add velux window to rear.	<p>Landford Parish Council recommend REFUSAL, for the reasons listed below.</p> <p>The proposed large dormer on the front of the property fails to fulfil local design requirements.</p> <p>Landford Village Design Statement SPD states, in the supporting text of Guideline 7.3.4 that '<i>Large dormer structures which jut out from the roof simply to create more usable floor space, extending well beyond any window (or in some cases have no window at all) are out of character in this area.</i>'</p> <p>The NFP Design Guide SPD, Section 4.15 states '<i>dormer windows are not traditional featuresnew dormers should be as narrow as possible, little wider than the window itself.</i>'</p> <p>However, some properties in close proximity to the application site do have similar large dormers, although not quite as dominant as the one proposed in this application.</p> <p>The application's Design Statement claims that there is no planning history on the site and therefore suggests that there have been no previous extensions since 1982. In actual fact, there was a single storey rear extension added to the property in 2017. This is evidenced by the Wiltshire Building Control Application reference BR/17/004837/BN. Pre-2017 Google Earth maps also show that the existing rear extension did not exist before 2017. With the additional floor area that this extension represents, together with the additional first floor area now proposed for the first floor, calculations will need to be provided to show that the post 1982 increases in floor area do not exceed the 30% limit in Policy DP36 of the NFNPA Local Plan. The calculations will have to take account of the fact that only habitable floor area with a minimum of 1.5m headroom can be included.</p> <p>In addition, the floor area of attached outbuildings will need to be included within any calculation of proposed floor areas. The property has a large area of existing attached outbuildings, so it is likely that, combined with all the other increases in floor area, the limit of 30% increase in floor area will be exceeded.</p>