



Landford Parish Council

Planning Annexe

September 2018

Members: Cllr NJ Bishop, Cllr G Hewson, Cllr GL Keirl, Cllr AM MacClachlan, Cllr KP Parker, Cllr MJ Proctor, Cllr DM Wilson, Cllr LA Waltham

Ref. number	Location	Proposal	Parish Council's Comments	Date of PC Meeting Cllrs present (resolved unanimously unless otherwise stated.)
NFNPA Ref. No: 18/00575	CRAGSIDE, LYNDHURST ROAD, LANDFORD, SALISBURY, SP5 2AS	Replacement dwelling with attached garage; 1.8 m high fencing; temporary siting of mobile home; demolition of existing dwelling.	<p><u>We recommend REFUSAL, for the reason listed below, but would accept the decision reached by the National Park Authority's Officers under their delegated powers.</u></p> <p>The proposed dwelling, including the attached garage, exceeds the allowable increase in floor area, in contravention of NFNPA policy DP11.</p> <p>If the drawings are revised to exclude the attached garage, the other issues of concern to the Parish Council are:</p> <ul style="list-style-type: none"> • 1.8m high timber fence should not be erected on the highway boundary and the front boundary hedges should be retained. • Confirmation is needed from the applicant that the whole driveway width and layout will be suitable for emergency vehicles, particularly fire appliances, to access the Mobile Cragside site. • Limited temporary permission for the proposed mobile home to remain, only until the new dwelling is complete or occupied. <p>Note: With the recent sale and subsequent division of a portion of the original Cragside site - which includes the main dwellinghouse - the existing mobile home at the rear of the site (now known as Mobile Cragside) is no longer within a residential curtilage and no longer used for ancillary purposes in connection with the main house.</p>	<p>12-09-18</p> <p>DMW (Chairman), NJB, GTH, GLK, AMM, KPP, LAW Resolved by majority</p>

NFNPA Ref.
No: 18/00599

**39 BEECH
GRANGE,
LANDFORD,
SALISBURY,
SP5 2AL**

**Replacement
conservatory;
additional dormer.**

We recommend REFUSAL, for the reasons listed below, but would accept the decision reached by the National Park Authority's Officers under their delegated powers.

12-09-18

DMW (Chairman), NJB,
GTH, GLK, AMM, KPP, LAW
Resolved by majority

While the proposed conservatory is quite acceptable, the proposed dormer fails to comply with the Landford Village Design Statement which states:

'Dormer windows can be an attractive addition to roofs over 40° pitch, with the proviso that they are not too dominant either in scale or number. 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. Roofs of dormer windows should not be flat (except for the very smallest dormer windows where lead should be used as the roofing material) but should have pitched roofs with a covering to match the host roof.

GUIDELINE 7.3.4 - Dormer windows should only be included for roof pitches over 40°. Their size should be small with an overall character to reflect the main building'.

On page 46 of the NFNPA Design Guide, it specifically states 'Avoid oversized dormers' as a caption to the hand drawn illustration, showing a very similar dormer to the one included as part of this application.

NFNPA Ref.
No: 18/00641

**THE NEST,
FOREST ROAD,
NOMANSLAND,
SALISBURY,
SP5 2BP**

**Two storey
and single storey
replacement
extensions; new
porch; partial re-
thatching;
render; removal and
replacement of
chimney; alterations
to fenestration;
reconstruction of
retaining wall;
replacement
outbuilding; access
alterations; new
entrance gates.**

We are happy to accept the decision reached by the National Park Authority's Officers under their delegated powers.

12-09-18

DMW (Chairman), NJB,
GTH, GLK, AMM, KPP, LAW

The Parish Council are very pleased to see the proposed repair and renovation of this importantly historic building, rather than its replacement by a new dwelling.