



Buriton Parish Council

Minutes of a meeting of Buriton Parish Council Planning Committee held in Buriton Village Hall at 6pm on Thursday 16th July 2026.

Present: Tom Wheeler, Hilary Myers, Doug Jones; Apologies: Helen Hill, Maggie Johnston. One member of the public was in attendance at the meeting.

1. Updates on current planning matters:

It was noted that there had still not been any reply from SDNPA to a message sent on March 2nd 2026 about aspects of the Greenway Lane housing development, SDNP/23/02040/FUL. Some boundary trees that had been planted now appeared to have died and updates from SDNPA about other matters were still awaited after the promise of further investigations on site. These included: the situation regarding planting along the northern boundary; the adequacy of new hedging either side of the access immediately within the site; and the situation regarding the length of hedgerow along Greenway Lane that should have been retained but was removed. Information about whether or not SDNPA had received a copy of a European Protected Licence from the developer as evidence of their adherence with the Dormouse Mitigation Strategy was also still awaited and the Council had asked Mr Ferguson about the number of years that all the hedging plants and trees need to survive before the developer's responsibilities end. No replies had been received and it was therefore agreed to send another message, with photos of two dead trees, to SDNPA (including to an Enforcement Officer) as they had also been asked to investigate ways of ameliorating the appearance of the close boarded fence along the Glebe Road boundary where only post and rail with hedging was permitted in the approved plans.

2. Applications for consideration at this meeting:

SDNP/26/02460/TCA: to reduce selected branches on a Yew Tree and to Crown Lift a Copper Beech at Lynchets, Bones Lane.

There were no comments on this application and it was felt that the advice of the EHDC Arboricultural Officer should be followed.

SDNP/26/02283/TCA: proposal to remove six trees at the Five Bells, High Street.

The public were invited to speak on this matter and a number of points and uncertainties were raised. After discussion it was agreed that, whilst looking forward to the reopening of the pub and to meeting the new owners, some reservations should be submitted to the planners. These would include uncertainties about exactly which trees were due to be affected (and what trees would remain) because of the poor sketch plan and recent work by tree surgeons in May and June; whether or not Listed Building status needs to be considered; whether any trimming or height reduction might be possible instead of felling; could any expert advice or information help the decision-making (including about the unhealthy appearance of the Holly); removing six trees from the public garden area of the popular pub (an Asset of Community Value) could be a big change, potentially affecting its character, ambiance and attractiveness; and the value of trees in public spaces in providing shade in the changing climate, as well as helping nature/biodiversity and acting as a sound buffer/barrier to protect nearby homes from noise. The planners would also be asked to visit

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the site so as to be clear about trees affected and remaining, to take account of any comments made by neighbours and to consider whether, if any of the trees were felled, could there be a commitment to plant some new ones of native species.

Planning Appeal 6011436 (relating to (SDNP/25/03732/FUL) for a new dwelling attached to the existing dwelling at 2 Glebe Road.

After discussion it was agreed to make a submission to the Inspector asking for the previous comments to be considered but adding points now that appeal documents were available. Points to be added included: some potential confusion in the statement by Heal Planning & Developments, Shropshire, about the site being in a National Park where the requirement for 5-year Housing Land Supply figures are not necessary – and the strength of Design Policies in the national park, including specific wording of Local Plan Policy SD5 and in the SDNPA Design Guide. The Design Guide and the Buriton VDS also both provide guidance on dormer windows and the examples of Buriton dormer windows in the Appeal Statement all appear to be on the rear of houses, not visible in the street scene. The provision of only 3 parking spaces for the 2 houses is concerning because the area already suffers badly from inadequate parking availability. National Park plans and supplementary planning documents (including the Buriton VDS) all seek adequate car parking spaces for every new house to avoid anti-social parking on pavements and grass verges – and the previous planning application on this site had included the failure to provide adequate off-street parking in the reasons for refusal. Also, the access arrangements for the residents of these houses to be able to get to their parking spaces may be through private land for which there may not be an easement: a complication which could possibly result in more cars parking on street. Some of these precedents could lead to more widespread problems in the future. As usual, the Council would also ask for all the comments submitted by members of the community to be fully considered.

3. **Comments on the above application:** included above.
4. **The Committee's decisions on the above matters:** as above.
5. **Date of next meeting:** as / when required (no other current applications)

Meeting finished at 7.15pm

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