

**St Leonards & St Ives Parish Council
Planning Committee Meeting
Minutes of the meeting held on Thursday 9th November 2023 at 7.15pm
Held in the Parish Office, Braeside Road, St Leonards**

Members present: – Cllr JB Parker - Chair, Cllr N Reeder, Cllr C Johnson, Cllr K Gawler, Cllr N Hindmarch, Cllr JW Parker

In attendance: Mr Jonathan Ross, Parish Clerk.

Public Speaking. Several members of public attended and expressed their objection to application P/FUL/2023/05479. Their main concerns were excessive noise arising from the facility, inappropriate development in the green belt, dangerous and unsafe access tracks, danger to pedestrians and horse riders, damage to the environment and the negative visual effect on the landscape. There was also concern expressed at the lack of clarity on the application concerning the number of kennels, number of dogs to be housed and the staff quarters; namely sleeping areas and welfare facilities.

168. Declarations of Pecuniary Interest:

169. Apologies for absence: Cllr R Bryan, Cllr A Davies, Cllr S Marshall, Cllr B Waugh. Proposed by Cllr N Hindmarch, Seconded by Cllr K Gawler. Agreed.
RESOLVED: That the apologies from the Councillors listed were accepted.

170. Minutes: The minutes of the planning meeting held on 19th October 2023 were agreed as a true and accurate record. Proposed by Cllr K Gawler, seconded by Cllr N Hindmarch. Agreed.
RESOLVED: The minutes of the planning meeting held on 19th October 2023 were duly adopted.

171. Matters arising from the minutes: None.

172. Correspondence: None

173. Planning decisions: A list of recent decisions was sent to committee members. The meeting was informed that the planning application for flats at 184 Ringwood Road was recently granted, following an appeal.

174. A planning consultant briefed members on a future planning application for a property to be built on land near to Sandy Lane.

175. Planning Applications:

App	Address	Proposal
P/HOU/2023/05743	5 Struan Court Ashley Heath	No objection

	Ringwood BH24 2EF	
P/FUL/2023/05803	32 Lions Wood St Leonards And St Ives Dorset BH24 2LU	Application withdrawn
P/FUL/2023/05896	Ashley Farm Verwood Road St Leonards And St Ives BH24 2DF	No objection
P/FUL/2023/05479	Unit 5 The Barn Little Lions Farm Lions Hill Ashley Heath BH24 2EU Change of use of land and buildings to an animal rescue centre with ancillary offices and storage; the demolition of a hay store and silage clamp; the provision of 2 no. single storey extensions to existing buildings; retention of a mobile home for animal welfare; parking; and associated works	St Leonards and St Ives Parish Council Response to P/FUL/2023/05479 – Unit 5 The Barn, Little Lions Farm. The parish council strongly objects to this application on several significant grounds. They are: 1. Impact on Green Belt. The application is within green belt and will significantly affect the openness, character and tranquillity of the space. This will adversely affect those living near to the site and all who visit and enjoy the local area. 2. The access tracks are narrow, gravel tracks with many potholes and are not suitable for the anticipated number of vehicles that could use the facility. The track from Lions Lane will be especially dangerous as it is used extensively by people visiting the heath. There are three access points to the heath from this track. There is no pavement to protect pedestrians. Heavy use of this track by vehicles would be a major hazard for pedestrians, horse riders and dog walkers. 3. There is concern about the removal of waste from the site and liquid waste produced by the dogs and its safe disposal. There is a significant environmental concern arising from the treatment of waste. 4. Noise is a significant concern. The PC believes the noise calculations produced by the consultant appear inaccurate and don't reflect the actual noise that will be produced. Dogs by

		<p>their nature will bark when other dogs bark. This chain reaction will be constant at all times – night and day. This noise will not be contained to the internal areas of the building. The noise will be a constant nuisance to all residents living in the area – night and day. There is no natural baffling in the landscape nor is any physical baffling proposed. By contrast other kennels in the area can be heard a great distance away. But residents who live near them chose to do so. In this instance residents would be having the noise nuisance forced on them. This will massively affect their ability to enjoy the peaceful nature of the area.</p> <p>5. There is a concern over the lack of clarity on the number of kennels and the number of dogs to be housed. In addition, there is a lack of clarity over staff numbers and sleeping quarters for staff. It is believed that dogs require 24 hour supervision so it is anticipated that staff sleeping quarters would be required. This is not shown in detail.</p>
P/HOU/2023/05749	Stoneleigh Horton Road Ashley Heath BH24 2EN	No objection
P/CLE/2023/06098	63 Wayside Road St Leonards And St Ives Dorset BH24 2SJ	No comment
P/FUL/2023/05253	15 Braeside Road St Leonards And St Ives BH24 2PQ	Application withdrawn

176. Exchange of Information:

Next meeting is on 30th November 2023 provided there is sufficient business.

Meeting ended at 8.15pm

Chair