HALE PARISH COUNCIL

Minutes of Hale Parish Council Planning Committee Meeting held at 7.00 pm on Tuesday 4 April 2017 in Hale Village Hall, Hatchet Green, Hale

Present:
Cllr Templeton – Chairman, Cllrs Harrington and Mangan

In attendance:
Ms S Plumb – Clerk
Cllr Aikten-Sykes – as the applicant.

1. **To receive apologies for absence –** none

2. **To receive any Declarations of Interest –** none. Cllr Aitken-Sykes did not attend as a member as it is his planning application under consideration.

3. **To consider and approve the Minutes of Hale Parish Council Planning Committee meeting held on 10 January 2017** – the Minutes of the meeting were read, approved by all and signed by the Chairman.

4. **To receive any matters raised by members of the public –** none.

5. **To consider the following planning application:**

   17/00260 Mr R Aitken-Sykes, Mayfield Farm, Hatchet Green, Hale SP6 2ND
   Change of use of agricultural building to holiday accommodation
   Consultation period expires: 28.04.17
   Case Officer: Ann Braid
   Mr Aitken-Sykes confirmed this application is the same as one made previously, when the planning officer was concerned whether it complied with CP16. Mr Aitken-Sykes explained that the proposed holiday let business is needed to supplement and support the income from the proposed increase in the walnut farm and more detail has been given in that respect. Without the holiday let the increase in walnut production is not sustainable, he explained a little more about walnut farming. A revised business plan has been submitted. There was considerable discussion amongst members including some debate as to the relevance of, and whether the Parish Council has the expertise to consider the viability of a business plan. Indeed, online the figures had been redacted. After careful consideration Cllr Templeton proposed and it was seconded by Cllr Mangan and therefore **RESOLVED:** to adopt option 3 and recommend permission for the following reasons:
   - a walnut farm is to the benefit of the village,
   - the holiday let will have no direct impact on the neighbours as there is no resulting loss of privacy or significant increase in traffic.
   - expansion of the walnut farm would protect the agricultural tie. If that business becomes economically unviable an application to remove the tie may follow
   - In so far as the business plan is relevant to planning policy that is a matter for NFDC planners to consider as it is outside the expertise of the Parish Council.

   Cllr Harrington agreed.

6. **Correspondence -** none

7. **Any Other Business -** none

8. To note the date of the next meeting is **Tuesday 2 May 2017** at **7.00pm** at **Hale Village Hall**

There being no further business to discuss the Meeting closed at 7. 28pm

Signed: Date: 2 May 2017
Chairman

Clerk: Sue Plumb, 5 Blue Valley Mews, Fordingbridge, Hants, SP6 1FB
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