

PLANNING COMMITTEE - WEDNESDAY, 8TH APRIL, 2026

Presentation on Planning Applications (Pages 3 - 50)

Committee Updates (Pages 51 - 52)

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Planning Committee

April 2026



Agenda Item 3d



Planning Committee App No 25/10726

44 Milford Road,
Pennington,
Lymington
SO41 8DU
Schedule 3c

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3c 25/10726



Planning Committee App No 25/11153

Forest Farm,
Barnes Lane,
Milford-On-Sea
SO41 0RR
Schedule 3a

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3a 25/11153



Planning Committee App No 26/10209

NEW FOREST DISTRICT COUNCIL DEPOT
169-171 CHRISTCHURCH ROAD
RINGWOOD
BH24 3AN
Schedule 3b

20

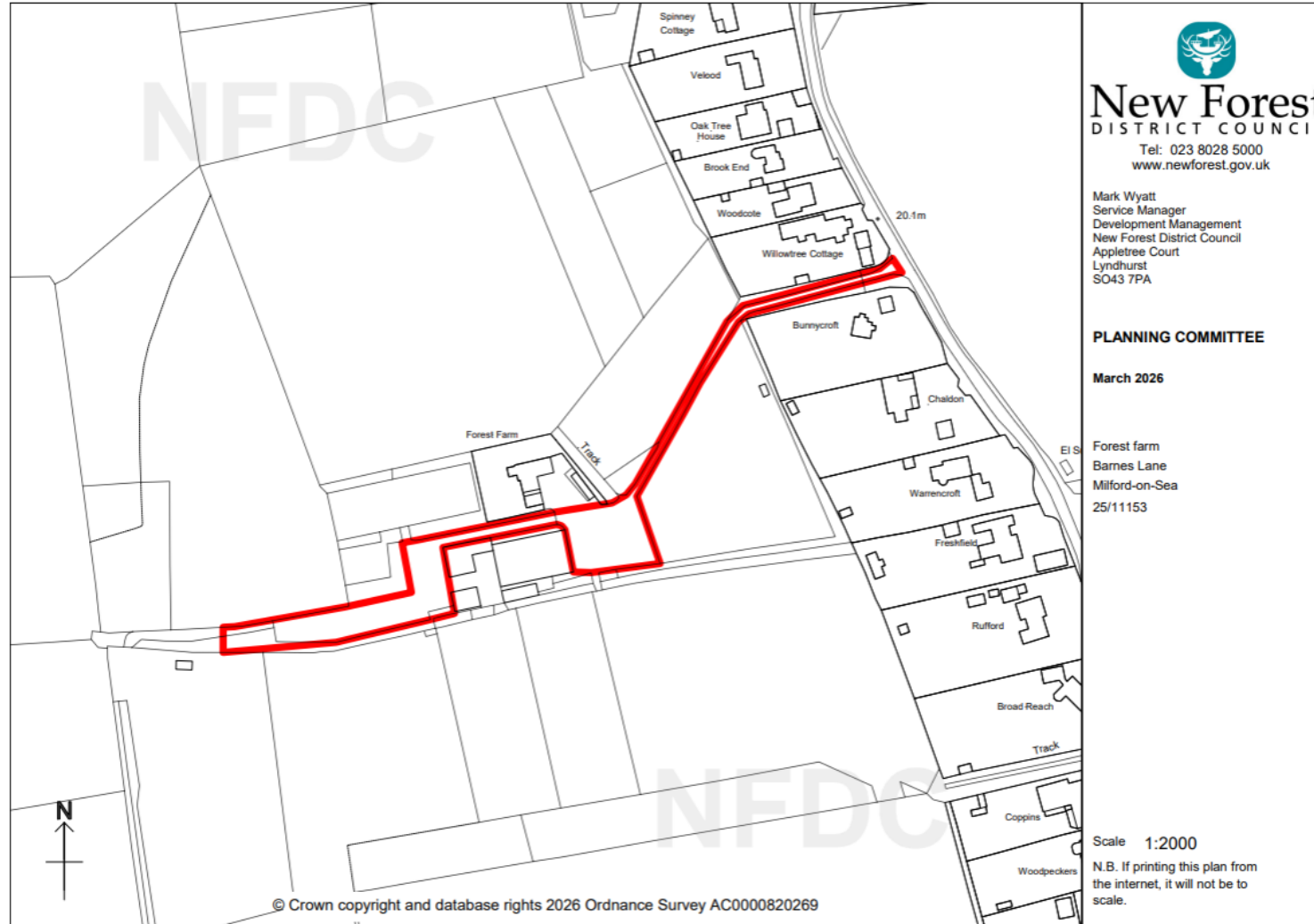
3b 26/10209

Planning Committee

App No 25/11153

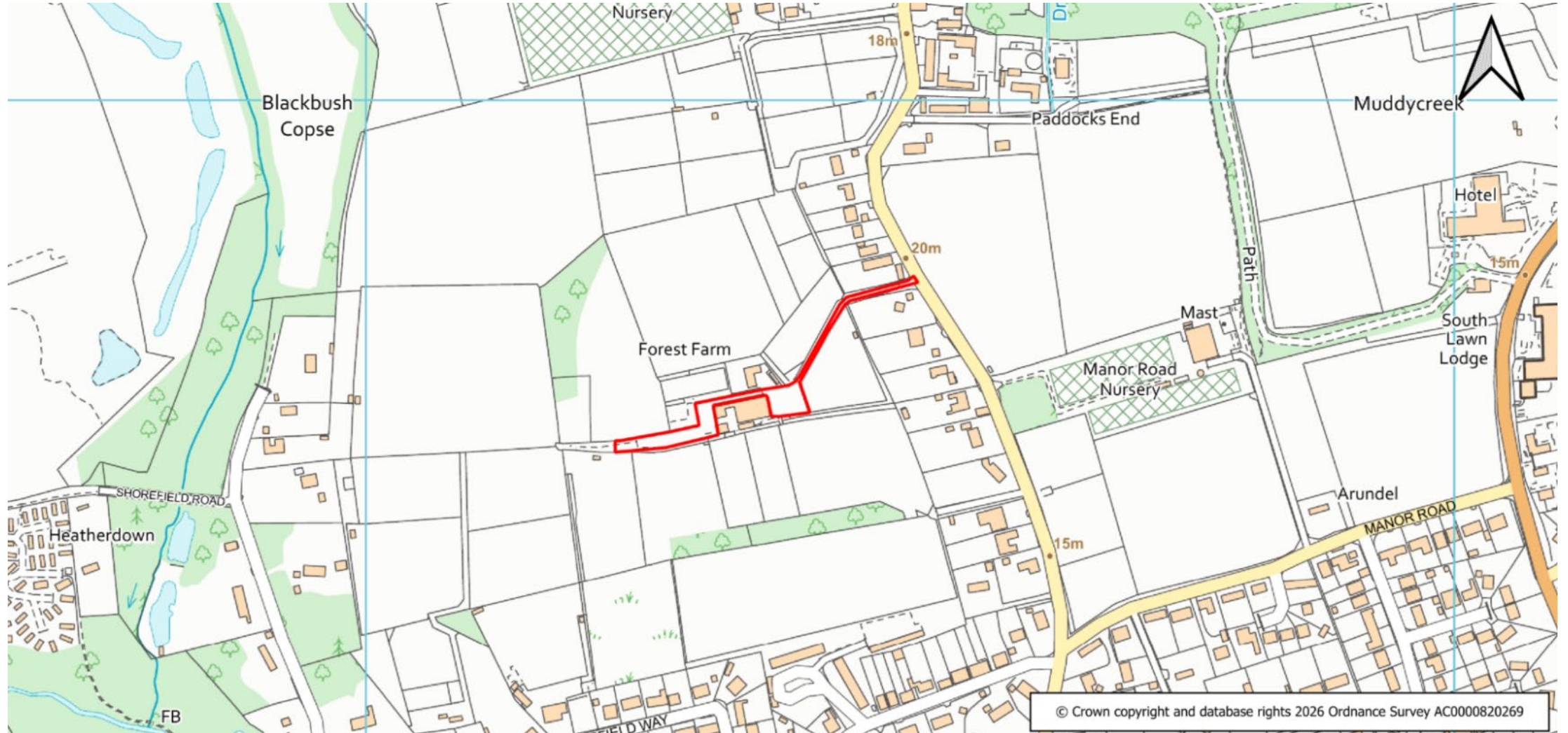
Forest Farm,
Barnes Lane,
Milford-On-Sea
SO41 0RR
Schedule 3a

Red Line Plan



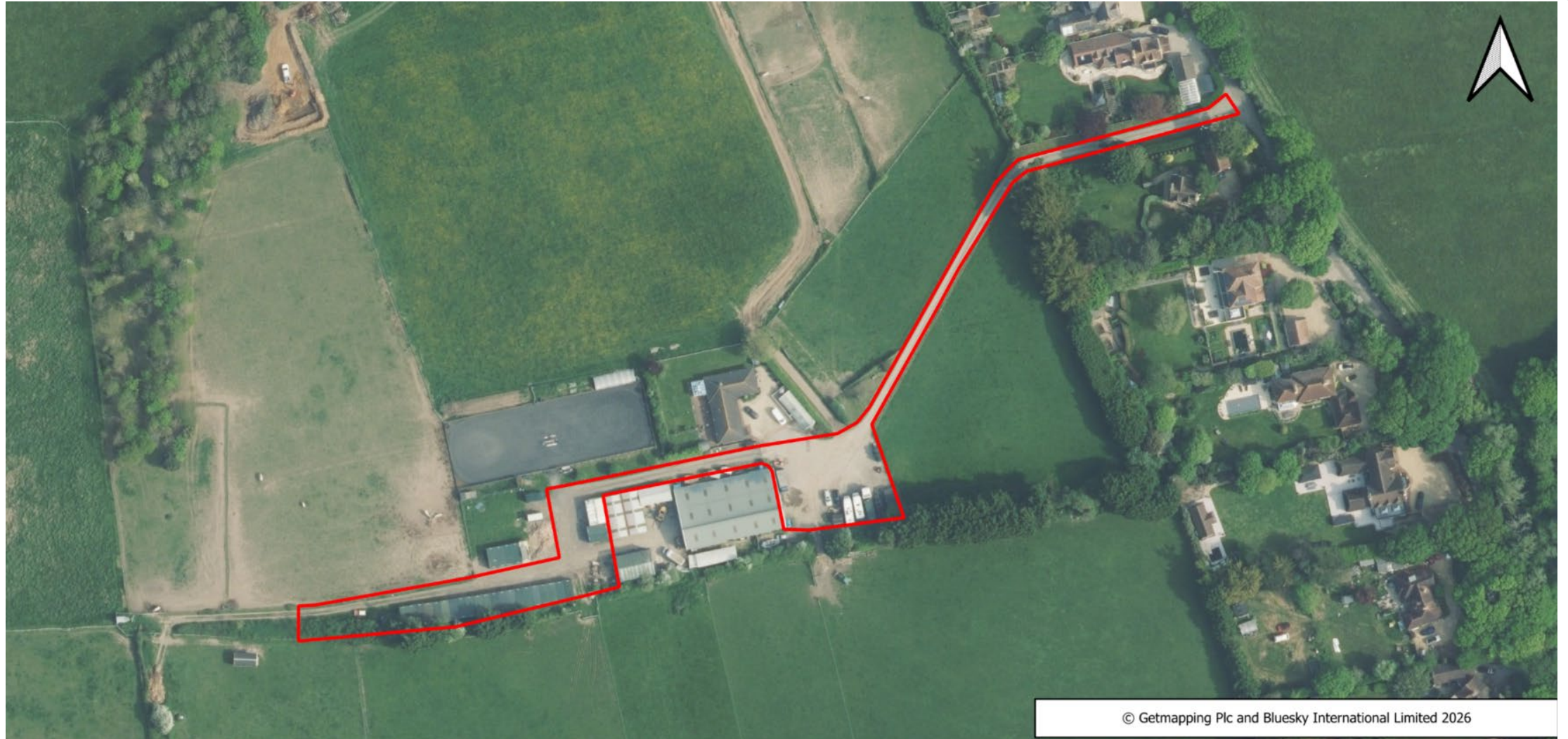
9

General Location



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Aerial photograph

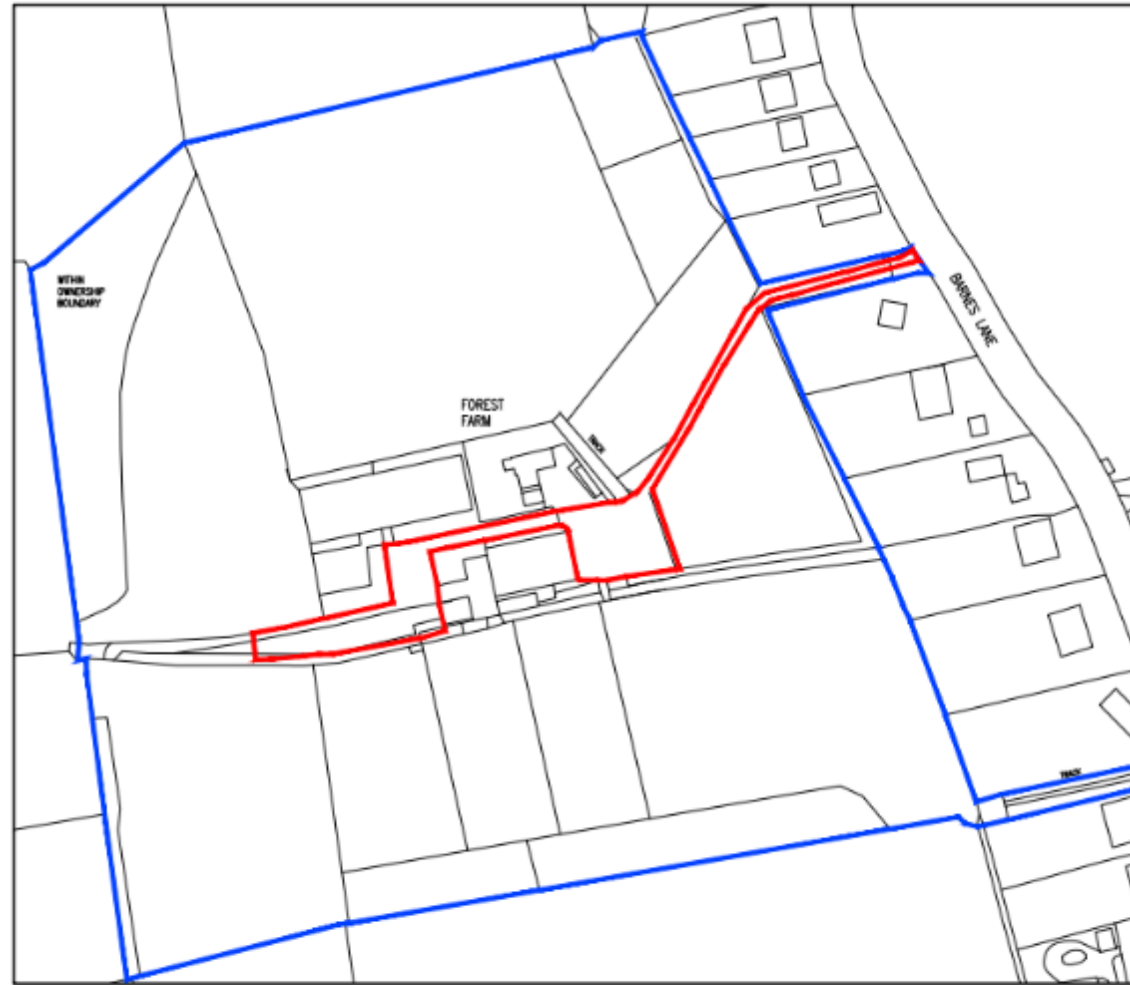


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Location Plan



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SITE LOCATION PLAN
Scale 1:1250

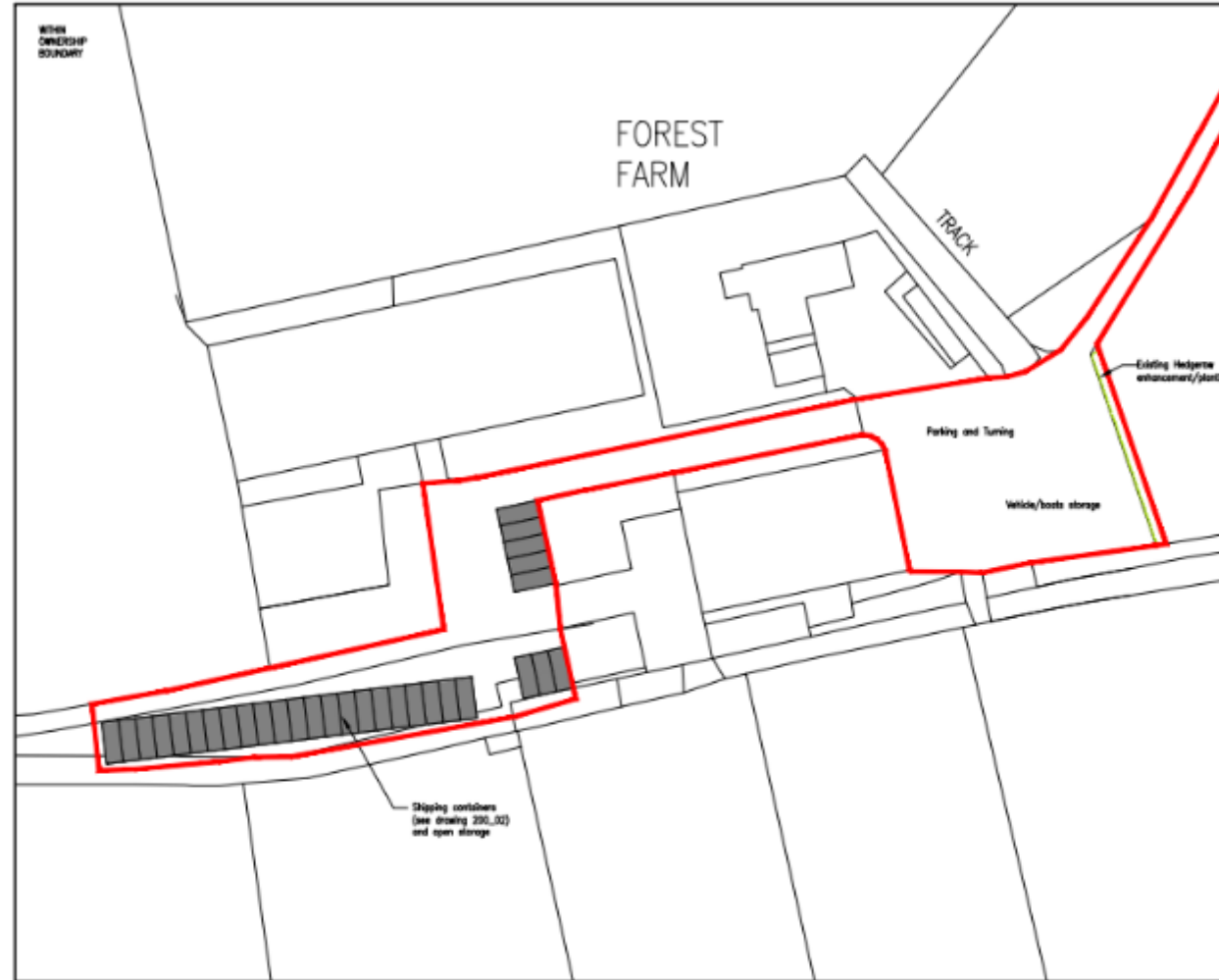
7

3a 25/11153

Block Plan



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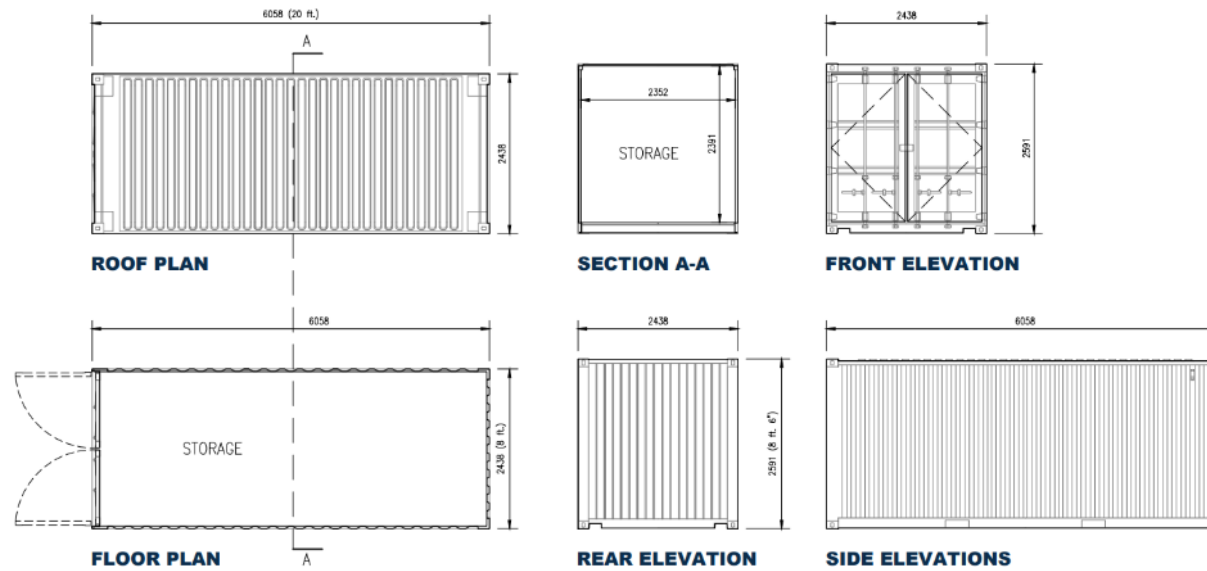
Ordnance Survey, (c) Crown Copyright 2025. All rights reserved. Licence number 100022432

BLOCK PLAN
Scale 1:500

Containers - Elevations



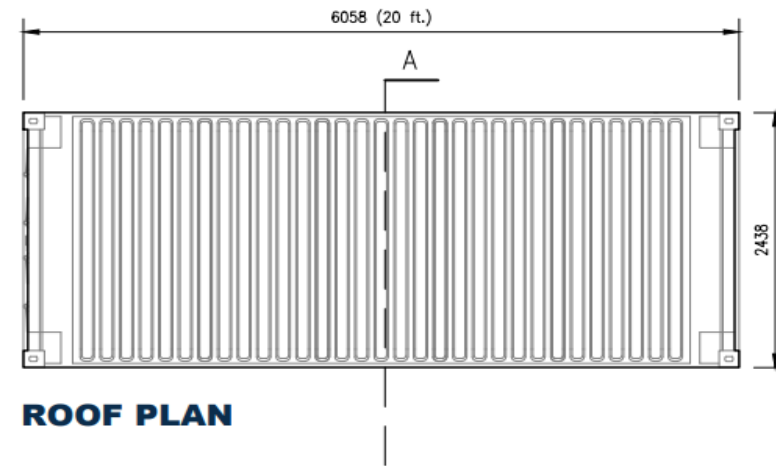
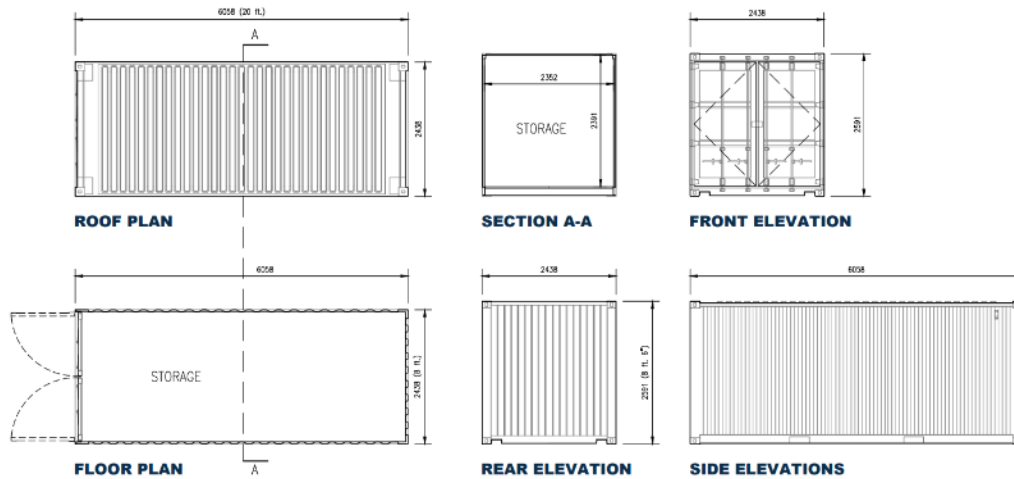
11



Containers – Floor Plans



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Site Photographs - Context



Access from Barnes Lane



Private road into the site



Wider site



Horse box storage

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3a 25/11153

Site Photographs - Context



Equestrian grazing



Equestrian grazing



Equestrian grazing



View looking north towards containers

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Site Photographs - Context



Parking area within red line boundary



Area looking towards



View towards the containers



View towards the containers/storage

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Site Photographs



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Storage vehicles

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Site Photographs



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Site Photographs



View towards the containers looking west

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Site Photographs



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View towards the containers looking from the west



Recommendation

REFUSE

- Inappropriate development in the Green Belt, resulting on an intensification of the use of the land and harmful impacts on the openness of the Green Belt. No very special circumstances have been demonstrated to justify an exception to the established Green Belt policies.
- By reason of its stark and harsh appearance and proliferation of built form, coupled with the excessive length of existing storage containers on the site, the development would result in an intrusive and discordant form of commercial development that would be harmful to the visual amenities and special qualities of the countryside eroding the rural character of the location and its landscape character.
- Contrary to the provisions of Policies ENV2, ENV3, ENV4, STR1 and STR3 and STR4 of the adopted Local Plan 2016-2036 Part 1: Planning Strategy for the New Forest District outside the New Forest National Park, Policy DM22 of the Local Plan Part 2 of the adopted Local Plan Part 2: Sites and Development Management for the New Forest District Council outside of the New Forest National Park, saved Policy CS21 of the Core Strategy 2009 for the New Forest District Council outside of the New Forest National Park and Chapters 12 and 13 of the National Planning Policy Framework 2024.

End of 3a 25/11153 presentation



New Forest
DISTRICT COUNCIL

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Planning Committee

App No 26/10209

NEW FOREST DISTRICT COUNCIL DEPOT

169-171 CHRISTCHURCH ROAD

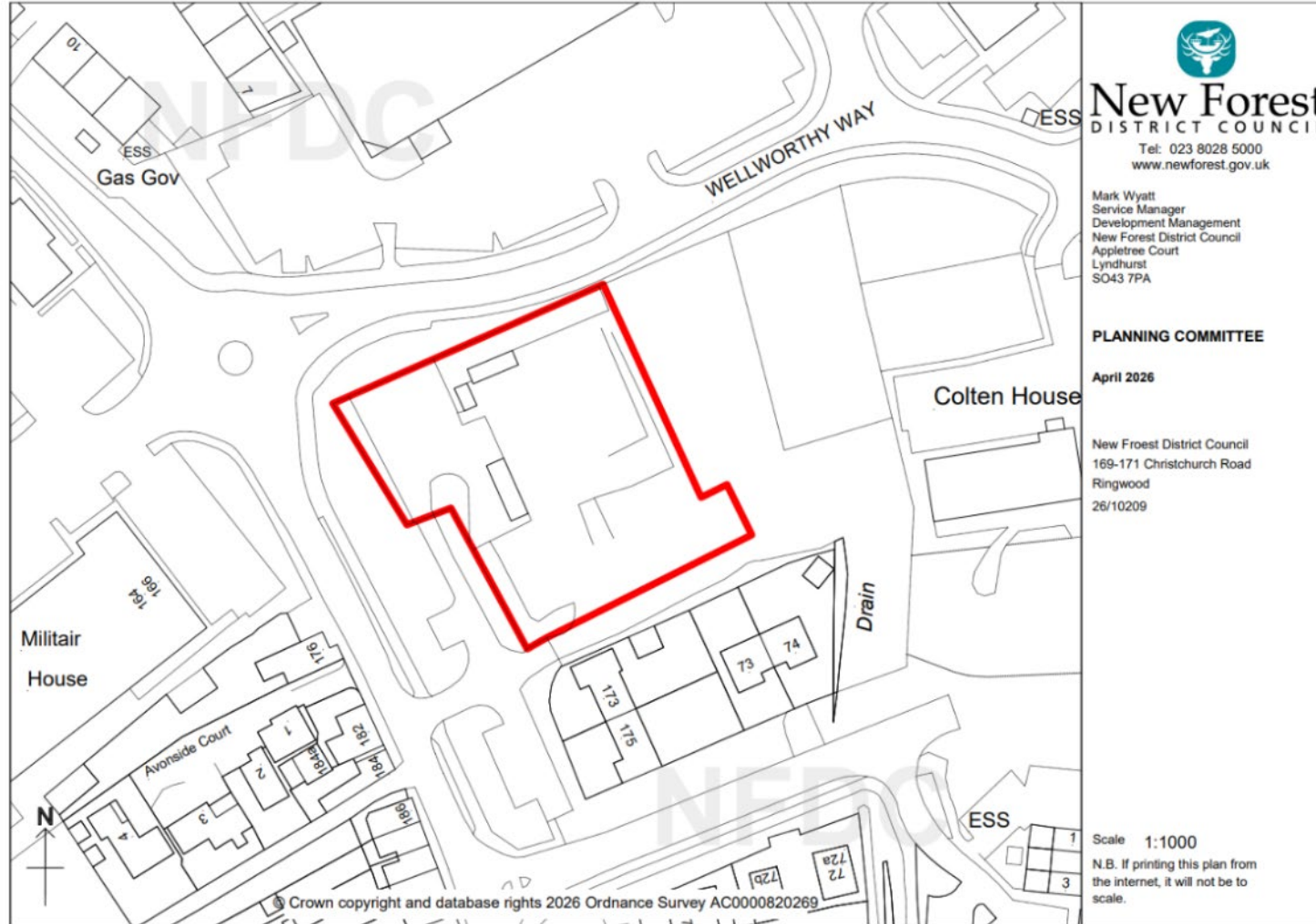
RINGWOOD

BH24 3AN

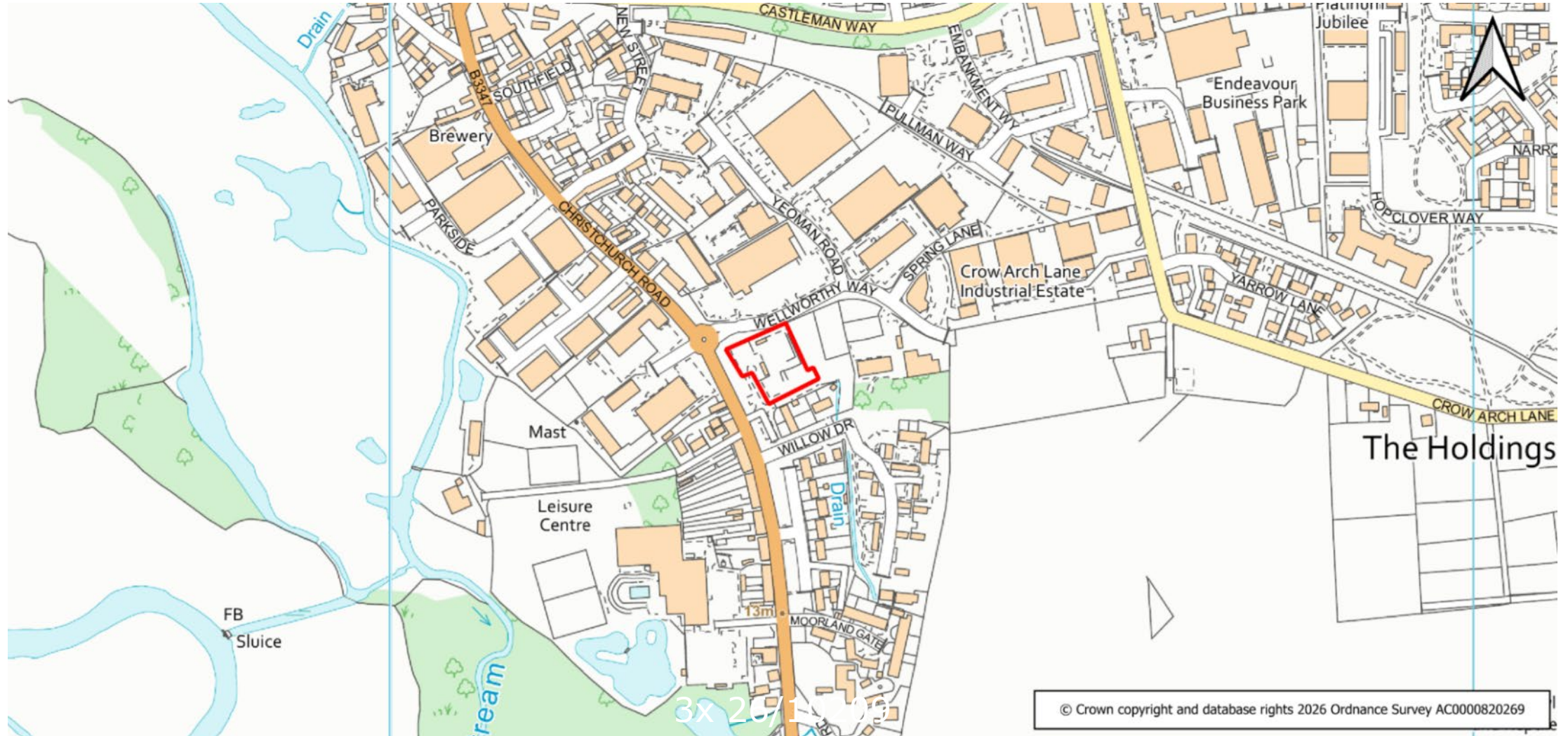
Schedule 3b

Red Line Plan

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General Location



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Aerial photograph



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Site Location Plan



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Proposed Site Plan

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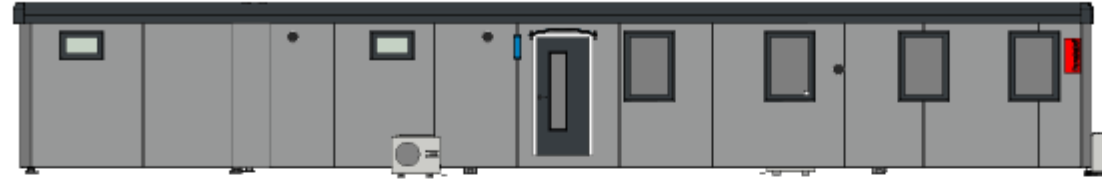
3b 26/10209



Proposed Elevations

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 Do not make official drawings.
 All dimensions to be reported to Portakabin Limited.

Rev	Date	Description	By	Chk
A	08/08/19	General Layout	AL	AL



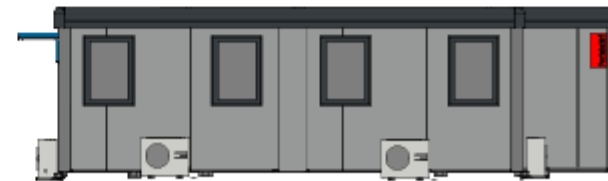
Front Elevation
1 : 50



Rear Elevation
1 : 50



Side Elevation
1 : 50

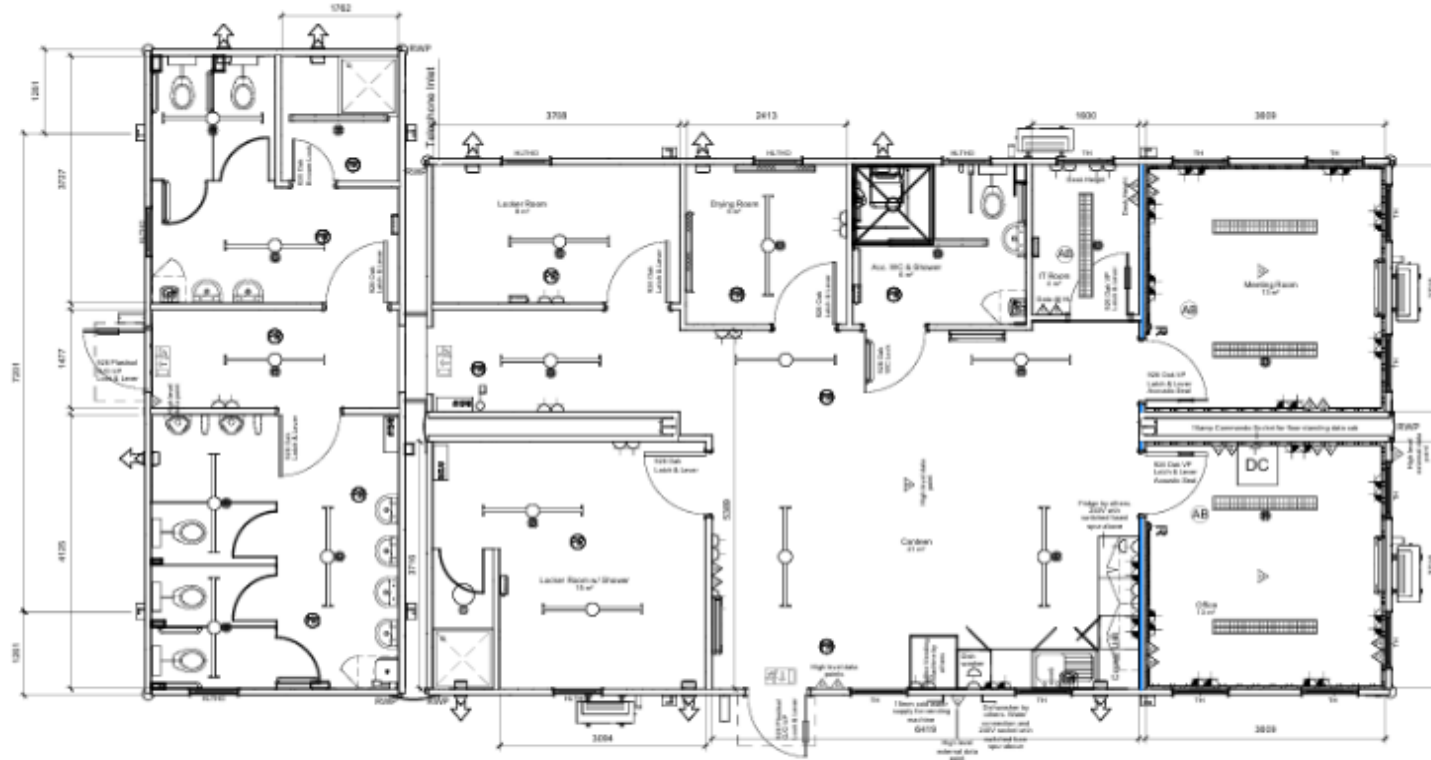


Side Elevation
1 : 50

Portakabin	
Portakabin (England) Ltd. Research & Services Park, Tunley Avenue, Tunley, Glos. G68 1JH Tel: 01249 840000 www.portakabin.com	
Order No	VPF
Project	New Parent Dental Council
Location	Widmore, Office & Meeting Room
Site	Edels
Manufacturer	Portakabin
Model	1500 3000G2 NC DB
Product Code	00P121482
Order Code	PTK 0 08 01 A 18 C

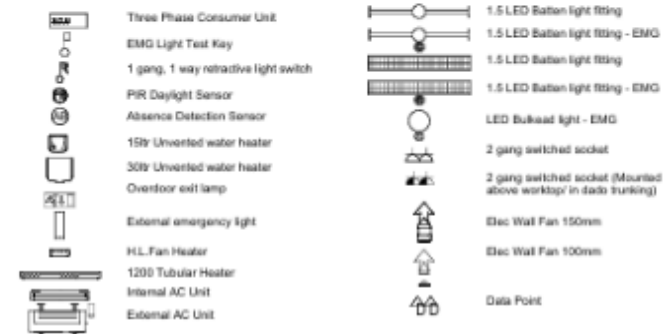
Proposed Floorplan

TN154 Titan Building System & TN104 Titan Building
1 : 50



NOTE:

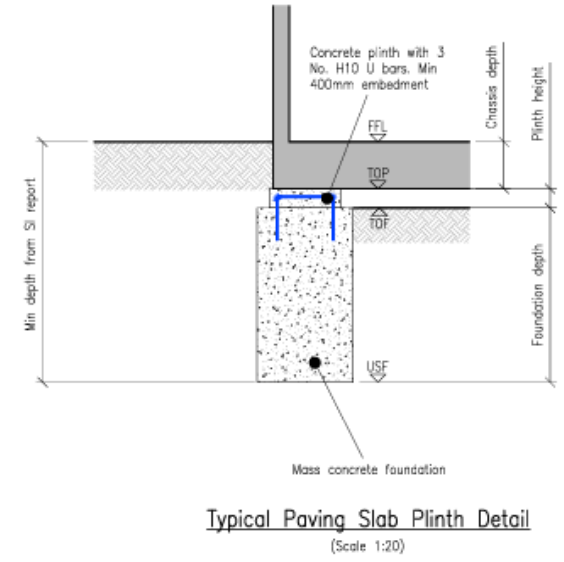
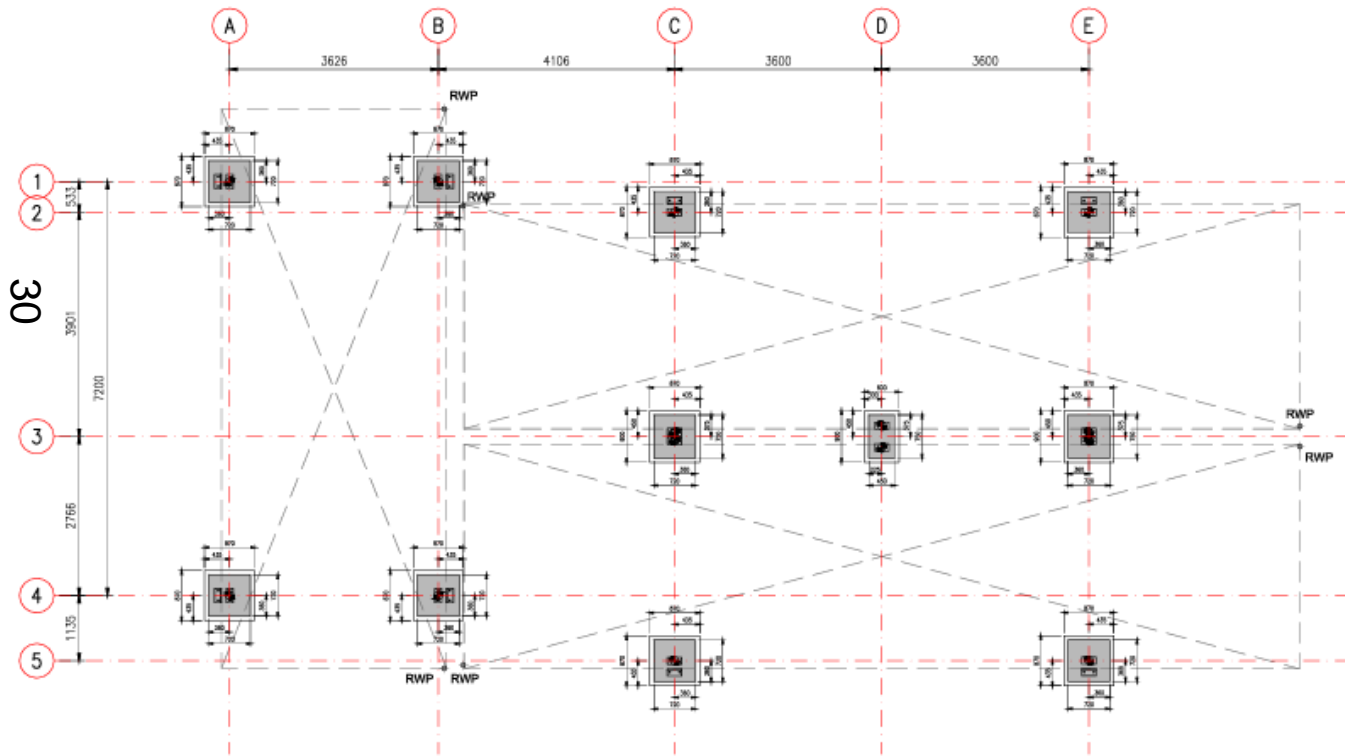
1. BUILDING IN GOOSEWING GREY 10 A 05
2. FASCIA EXTERNAL DOOR PANEL AND WINDOW FRAMES IN ANTHRACITE RAL7016
3. EMG LED LIGHTING THROUGHOUT
4. ELECTRIC HEATING IN WCs, SHOWERS AND DRYING ROOM
5. AIR CONDITIONING IN CANTEN, LOCKER ROOMS, OFFICE AND MEETING ROOM
6. ELECTRIC SHOWERS WITH WASTE WATER HEAT RECOVERY
7. ANTI-SLIP VINYL FLOORING WITH SIT ON THROUGHOUT
8. SELF COVERED AND WELDED FLOORING IN ACC WC AND SHOWER
9. PLUMBING SERVICES THROUGH THE WALL
10. ALL WCs TO COMPLY WITH PART T - 2NR COAT HOOKS AND SHELF
11. 2NR COAT HOOKS PER SHOWER
12. MIRRORS ABOVE WASH HAND BASINS
13. ACOUSTIC UPGRADES TO DOORS AND PARTITIONS TO OFFICE & MEETING ROOM
14. 15mm COLD WATER SUPPLY FOR COFFEE VENDING MACHINE - MACHINE BY OTHERS
15. WASTE WATER HEAT RECOVERY TO SHOWERS (NOT ACC WCI)
16. BUILDING NOT DESIGNED TO MEET ALL PROVISIONS WITHIN THE BUILDING REGULATIONS 2010. SHOULD FULL COMPLIANCE WITH THE APPROVED DOCUMENTS TO THE BUILDING REGULATIONS 2010 BE REQUIRED, THEN CHANGES TO THE DESIGN ARE LIKELY.



Proposed Foundation details



PERMISSION OF BUILD WARRANTY TECHNICAL SERVICES LTD.



Photographs - taken within the site



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Photographs – taken along the site boundary



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Recommendation

- Grant subject to conditions set out within the Officer's report

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End of 3b 26/10209 presentation



New Forest
DISTRICT COUNCIL

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Planning Committee

App No 25/10726

44 Milford Road,

Pennington,

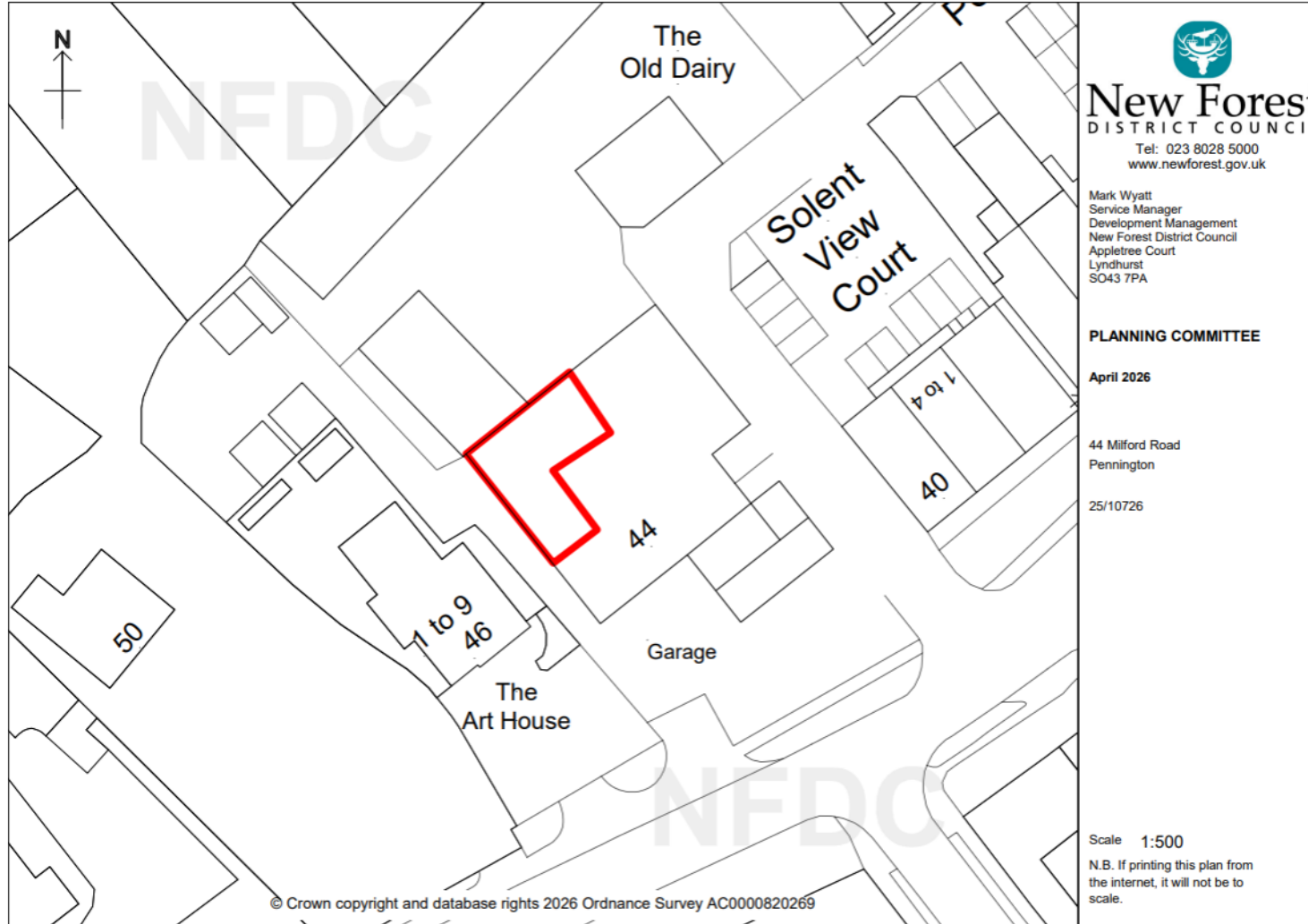
Lymington

SO41 8DU

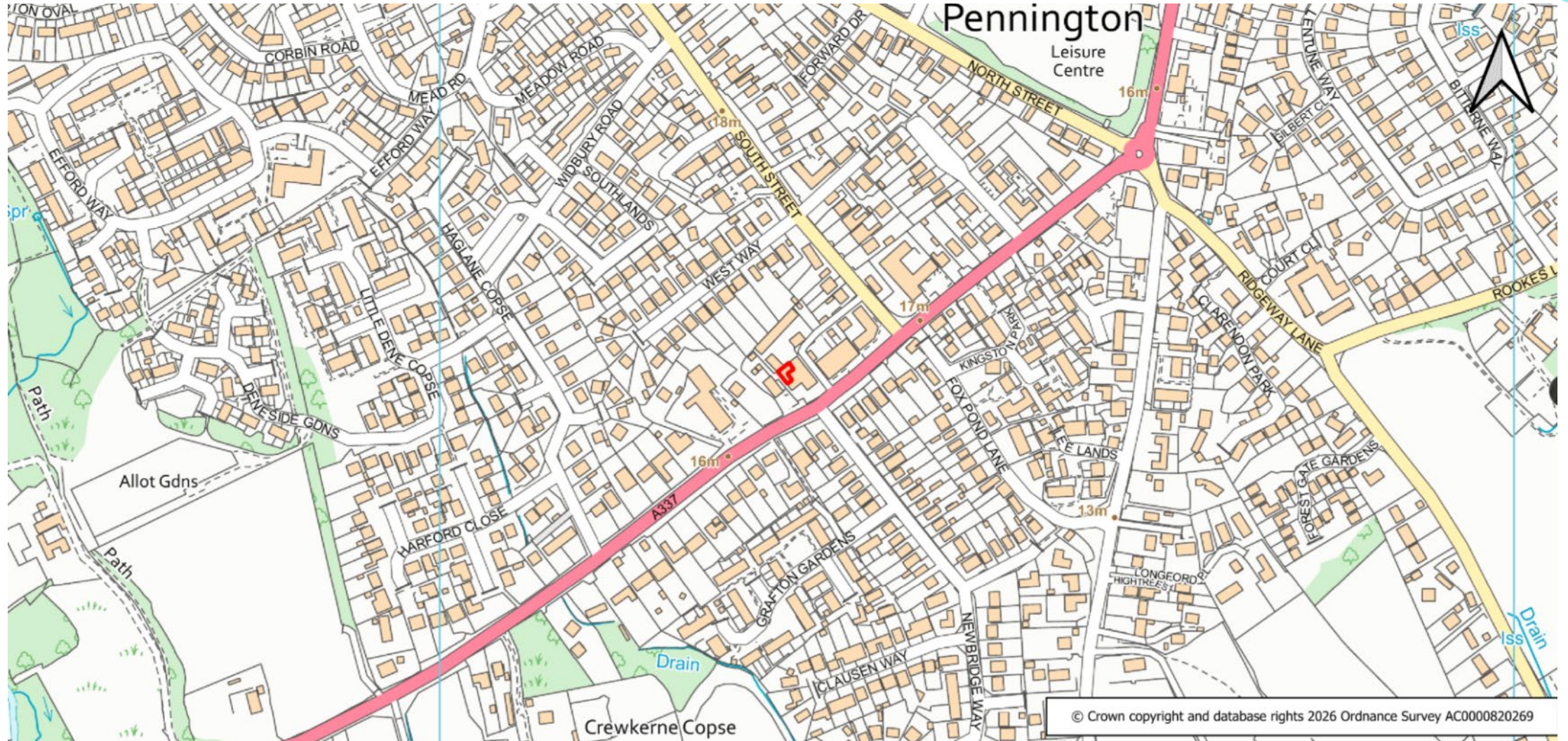
Schedule 3c

Red Line Plan

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General Location



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Aerial photograph



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Site Location



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site location and existing site layout

Parking Arrangement



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Floorplan



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Exterior / entrance



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Main Site



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Gravel Parking Area / no 46 Milford Rd



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Additional parking



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Groundfloor



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First floor



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Recommendation

- Delegated Authority be given to the Service Manager Development Management to GRANT PERMISSION subject to:
 - the prior completion of an agreement pursuant to Section 106 of the Town and Country Planning Act 1990 to secure suitable off-site vehicular parking for patrons of the gym; and then
 - The imposition of the Conditions as set out below and any additional / amended conditions or variation to the heads of terms or conditions as deemed necessary by the Service Manager (Development Management),

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End of 3c 25/10726 presentation

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New Forest
DISTRICT COUNCIL



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PLANNING COMMITTEE – 8th April 2026

COMMITTEE UPDATES

Item 3b, Planning Application 25/11153 - Forest Farm, Barnes Lane, Milford-on-Sea, S041 0RR

The Officer Update Report states the application was previously considered at the February 2026 Committee. However, it was considered at the March 2026 Committee.

Item 3c, Planning Application 26/10209, New Forest District Council Depot, 169-171 Christchurch Road, Ringwood, BH24 3AN

On further review, Members are advised that Core Strategy Policy CS17, which is referenced in the Committee report, is not a 'saved' policy, and is therefore not a relevant policy. In all other respects, the Officer's assessment remains unchanged.

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