

Pauline Stevens

From: Christa Ferguson
Sent: 04 January 2021 12:27
To: Pauline Stevens
Subject: FW: Dutch Barn NPA

From: Dan Pape <Dan.Pape@newforestnpa.gov.uk>
Sent: 22 December 2020 17:02
To: Christa Ferguson <Christa.Ferguson@NFDC.GOV.UK>
Subject: Re: Dutch Barn NPA

Hi Christa,

The applicant has received confirmation that the change of use to Class R would be acceptable in principle. They have not put forward which use class under Class R they wish to implement.

"Development consisting of a change of use of a building and any land within its curtilage from a use as an agricultural building to a flexible use falling within Class A1 (shops), Class A2 (financial and professional services), Class A3 (restaurants and cafes), Class B1 (business), Class B8 (storage or distribution), Class C1 (hotels) or Class D2 (assembly and leisure) of the Schedule to the Use Classes Order."

The applicant is aware of a singular use being the Authorities stance but is of the opinion that Class R grants all the associated uses instead.

The Authority maintains that further notification is required to specify a use class within Class R, ie D2 etc.

The Authority does not view weddings and subsequent alcohol sale as a D2 use.

Kind regards,
Dan

Dan Pape
Planning Officer

From: Christa Ferguson <Christa.Ferguson@NFDC.GOV.UK>
Sent: 21 December 2020 14:45
To: Dan Pape <Dan.Pape@newforestnpa.gov.uk>
Subject: RE: Dutch Barn NPA

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Hi Dan
Your letter states

If the applicant were to apply for a subsequent Prior Notification to use the Barn solely for D2 use, which currently has not been put forward, this would preclude the barn to be used for both weddings and the sale of alcohol.

So just to confirm, the barn has current Class R status (multiple use). But does the applicant have to ask for the class to be changed to D2 and if this is permitted, would weddings and the sale of alcohol be permitted then? Or are you saying this would not be granted?

Regards
Christa

From: Dan Pape <Dan.Pape@newforestnpa.gov.uk>
Sent: 18 December 2020 17:17
To: Christa Ferguson <Christa.Ferguson@NFDC.GOV.UK>
Subject: Re: Dutch Barn NPA

Hi Christa,

I have provided a response to the generic licencing address, but here it is attached too.

Kind regards,
Dan

Dan Pape
Planning Officer

From: Christa Ferguson <Christa.Ferguson@NFDC.GOV.UK>
Sent: 18 December 2020 10:56
To: Dan Pape <Dan.Pape@newforestnpa.gov.uk>
Subject: RE: Dutch Barn NPA

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Thanks Dan. The applicant has sent these documents through to us

Regards
Christa

From: Dan Pape <Dan.Pape@newforestnpa.gov.uk>
Sent: 17 December 2020 17:25
To: Christa Ferguson <Christa.Ferguson@NFDC.GOV.UK>
Subject: Re: Dutch Barn NPA

Hi Christa,

I have looked into this, but need have a quick chat with the enforcement Officer.

I will respond soon.

Kind regards,
Dan

Dan Pape
Planning Officer

From: Christa Ferguson <Christa.Ferguson@NFDC.GOV.UK>
Sent: 16 December 2020 16:35
To: Dan Pape <Dan.Pape@newforestnpa.gov.uk>
Subject: RE: Dutch Barn NPA

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Hi I'm free now if you would like to call. I'm interviewing tomorrow so it's a bit tricky
Regards
Christa

From: Dan Pape <Dan.Pape@newforestnpa.gov.uk>
Sent: 16 December 2020 16:34
To: Christa Ferguson <Christa.Ferguson@NFDC.GOV.UK>
Subject: Re: Dutch Barn NPA

Hi Christa,

Just tried to call you, I will try again tomorrow.

Thanks,
Dan

Dan Pape
Planning Officer

From: Dev Control <Dev.Control@newforestnpa.gov.uk>
Sent: 16 December 2020 10:35
To: Dan Pape <Dan.Pape@newforestnpa.gov.uk>
Subject: FW: Dutch Barn NPA

Dan,

CON/20/50111.

Regards

Helen David
Planning Development
Direct Dial: 01590 646612

From: Christa Ferguson <Christa.Ferguson@NFDC.GOV.UK>
Sent: 16 December 2020 10:34
To: Dev Control <Dev.Control@newforestnpa.gov.uk>
Subject: FW: Dutch Barn NPA

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Good Morning

Would it be possible for an officer to call me on 02380 285 352 to discuss this matter please

Regards

Christa

From: Christa Ferguson

Sent: 10 December 2020 15:32

To: dev.control@newforestnpa.gov.uk

Cc: Sarah Herringshaw <Sarah.Herringshaw@NFDC.gov.uk>

Subject: Dutch Barn NPA

Good afternoon

We have received an application for a new premises licence for The Dutch Barn, at Woodfalls.

We have already emailed you through the usual channel as a Responsible Authority on 24 November, however as we have received representations against this application I seek confirmation that the premises has the suitable planning permission required for a such a venture. Although as you are aware the planning and licensing regimes should remain separate for the purposes of the Licensing Act 2003, I feel that this is something that may be addressed at the hearing.

I have attached the application to assist. However, following a request from the Environmental Protection Officer, the applicant has agreed to reduce the terminal hour for **live and recorded music to 23:00hrs.** Therefore, as the hours now fall within exemptions for live and recorded music, the activities would not appear on any licence granted. Should the applicant wish to provide music any later than 23:00 at any time then a Temporary permission could be sought (Temporary Event Notice -TEN). Please note that only the Police and Environmental Protection may object to a TEN. The sale of alcohol for consumption on and off the premises remains as Monday to Saturday 08:00hrs to 23:30hrs and 10:00hrs to 17:00hrs, as do the opening hours of the premises.

I would appreciate any comments you may provide

Regards

Christa

Christa Ferguson

Licensing Manager

New Forest District Council

Tel: 023 8028 5505

Christa.Ferguson@nfdc.gov.uk

www.newforest.gov.uk



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Website: www.newforestnpa.gov.uk

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Follow the New Forest code

The New Forest is a unique place with rare wildlife and free-roaming livestock. Thank you for helping us care for this special place by following the simple New Forest code.

- Keep your distance from the animals – don't feed or touch them**
- Take home litter and dog waste**
- No fires or barbecues**
- Keep dogs under control. Don't let dogs approach or chase any animals**
- Park only in car parks**
- No wild camping**
- Stick to the permitted cycle tracks**
- Drive with care – animals on the road!**
- Help wildlife by keeping to the main tracks**

Be Forest Friendly!

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NEW FOREST
NATIONAL PARK

New Forest District Council
Appletree Court
Beaulieu Road
Lyndhurst
Hampshire
SO43 7PA

18 December 2020

Dear Sir / Madam

Case Number EQ/20/50111
Proposal LICENSING CONSULTATION - LICPR/20/05406-SH
Site The Dutch Barn, Woodfalls Cross Farm, Hale Road, Hale,
Fordingbridge, SP6 2NW

Your Reference: 20/50111

Thank you for your correspondence received on 24 November 2020.

The 'Barn' was granted a change of use from agriculture through the Prior Notification procedure of the Town and Country Planning (General Permitted Development) (England) Order 2015, Schedule 2, Part 3, Class R. However, Class R stipulates multiple use classes and it has not been made clear to the Authority which specific use is intended for the 'Barn' under Class R. The site is under a current enforcement investigation regarding its use.

If the applicant were to apply for a subsequent Prior Notification to use the Barn solely for D2 use, which currently has not been put forward, this would preclude the barn to be used for both weddings and the sale of alcohol.

Please be advised that advice is made without consideration to any third party comments, and is offered without prejudice to the determination of any subsequent planning application.

I trust this information clarifies the points raised in your letter. Please do not hesitate to contact me on the number below if I can be of further assistance.

Yours faithfully

Daniel Pape
Planning Officer
Direct Line: 01590 64 6667

Email: dan.pape@newforestnpa.gov.uk

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CHAIRMAN GAVIN PARKER CHIEF EXECUTIVE ALISON BARNES