SELBORNE PARISH COUNCIL
PLANNING COMMITTEE
Selborne Recreation Grounds – Pavilion
Tuesday 11 August 2026, 7.30 p.m.

MINUTES

Councillors present:

Cllr Seema Bennett Cllr Wendy Megeney Cllr Sarah Hulbert Cllr Rob Stevenson Cllr David Webster Jones Cllr Tom Marien

1. To appoint a Chairman of Selborne Parish Council's Planning Committee for 2026/2027

Candidate: Cllr Wendy Megeney Proposed by: Cllr Sarah Hulbert Seconded by: Cllr Rob Stevenson
Votes/ abstentions: In favour: 5 votes (Cllrs Bennett, Hulbert, Marien, Stevenson, Webster Jones) 1 abstention (Cllr Megeney)
Resolved – Chair of Planning Committee: Cllr Wendy Megeney

2. To appoint a Vice Chairman of Selborne Parish Council's Planning Committee for 2026/2027

Candidate: Cllr Sarah Hulbert Proposed by: Cllr Wendy Megeney Seconded by: Cllr Seema Bennett
Votes/ abstentions: In favour: 5 votes (Cllrs Bennett, Marien, Hulbert, Stevenson, Webster Jones) 1 abstention (Cllr Hulbert)
Resolved – Vice Chair of Planning Committee: Cllr Sarah Hulbert

3. **Apologies for Absence:** To receive apologies for absence

Cllr Earney – holiday Cllr Bridger – work Cllr O'Donnell – prior engagement Cllr Ashcroft Cllr Pead – prior engagement

4. **Declarations of Interest**

None

5. **Public Questions:**

None

6. **Planning:** To resolve planning applications received since the previous meeting:

- SDNP/26/02705/DCOND - Nuthatch Plum Fell Lane Selborne Alton Hampshire GU34 3JX. Discharge Condition 9 - Window details outbuildings of approved application SDNP/25/02397/LIS. **Decision Due (requested): 21st August 2026**

Proposed resolution: No objection. Proposed by: Cllr Bennett Seconded by: Cllr Hulbert Votes: Unanimous (6 votes)
Resolved: No objection

- EHDC/26/0786-TPO – OPEN SPACE NORTH OF, 20 Plantation Way, Whitehill, Bordon, Hampshire, GU35 9HD. To reduce all trees between the fence corner and beside the road. To reduce all branches on east side (road side) - to reduce to overhang of only 5 m. **Decision Due: 21st August 2026**

Cllr Megeney noted: Concern over retaining full height of tree (16m) while lopping off limbs, causing possible instability. Councillors agreed, but also felt EHDC tree officer would be overseeing tree works as they were carrying out the works, owned the trees, plus work was being done due to safety (including electrical).
Proposed resolution: No objection, subject to EHDC tree officer's oversight. Proposed by: Cllr Webster Jones Seconded by: Cllr Marien Votes: Unanimous (6 votes)
Resolved: No objection, subject to EHDC tree officer's oversight.

- SDNP/26/02654/TCA - Nuthatch Plum Fell Lane Selborne Alton Hampshire GU34 3JX. Ash trees - Fell - severely affected by ash dieback, exhibit significant decline, with very limited foliage throughout their crowns, indicating poor health and reduced long-term viability. the trees present a clear safety hazard. Replacing all the felled trees with a selection of native tree species appropriate to the area: field maple, hornbeam, small-leaved lime and English oak. **Decision Due: 19th August 2026**

Cllr Megeney noted: Clear application but no arboriculturist's report on condition of trees (and no photos). Councillors agreed, but noted application was otherwise thorough, and applicant intended to replace with native saplings Proposed resolution: No objection, subject to SDNP tree officer's oversight and confirmation of presence of ash dieback and need to fell. Proposed by: Cllr Bennett Seconded by: Cllr Stevenson Votes/ abstentions: unanimous (6 votes). (Cllrs Bennett, Hulbert, Marien, Megeney, Stevenson, Webster Jones)
Resolved: No objection, subject to SDNP tree officer's oversight and confirmation of presence of ash dieback and need to fell.

- EHDC/26/0602/LDCP – Southwinds, Oakhanger Road, Oakhanger, Bordon, Hampshire, GU35 9JN. Lawful Development Certificate for Proposed Use or Development - Front access will remain but an external front door will replace the old wooden double door which currently stand. The current side access door which can be seen from the photographs will go and be replaced by bifold doors to the rear. No new street access required. Hard standing currently 0.19m/19cm will remain if deemed adequate. If this needs replacing for insulation purpose then we shall do this. Drainage will be required for the sink and toilet. The requested position of the toilet is directly above the main waste pipe that runs along the back of the neighbouring property. **Decision Due (requested): 21st August 2026**

Cllr Hulbert noted: EHDC portal no longer contained documents, so several councillors could not access documents (only overview), although previously available. But proposed works were within permitted development rights, and the applicant had provided straightforward detail with clear intention to do things correctly, and no known objections from neighbours. Proposed resolution: No objection Proposed by: Cllr Bennett Seconded by: Cllr Hulbert Votes/ abstentions: In favour: 5 votes 1 abstention: Cllr Megeney
Resolved: No objection

7. **Date of next meeting:**
   - 8th September 2026, 7.30pm Planning Committee Meeting – Selborne Recreation Pavillion
   - 15th September 2026, 8.00pm Full Council – Selborne Village Hall

Notes post-meeting (all councillors present as above, but not part of recorded meeting):

1. Threshold for planning committee meetings noted as per subcommittee TOR. Contentious/complicated applications should go to full Council but where applications are otherwise straightforward or timebound, they should be dealt with by Planning Committee which would have set dates for meetings henceforth. Next meeting 8th September.
2. Suggestion that tree officers (Cllrs Stevenson and Pead) could consider conservation area/TPO tree applications if needed and make recommendations to Council. Noted need to check trees properly identified, full records, photos, replanting proposals, etc. **Full council to discuss as agenda item at next meeting.**