Minutes of a meeting of Steep Parish Council Planning Committee
Held on Monday 24 August 2026 at 7pm
At Steep War Memorial Village Hall

Present: Councillors: Alison Driver (Chair), Shannon Askew, Andrew Inkley, Barry Haywood and Paul Nayton.
Sam Marchant (Clerk).
Public: No members of the public present.

Minute Ref **Item**

26/43 **Apologies for absence**
Apologies were received from Councillor Robin Hollington. Councillors Charlotte Duthie, Simon Hawkes and Terry Cook were not in attendance.

26/44 **Declarations of Interest**
No declarations of interest were made.

26/45 **Approval of Minutes**
The Minutes of the Planning Committee meeting held on Monday 6 July 2026 were approved as an accurate record and signed by the Chair.

26/46 **Public Comment**
Discussion points:
No members of the public were present therefore no comments were made.

26/47 **Planning Applications**
The Committee considered the Planning Applications:
SDNP/26/01306/HOUS – Tankerdale Farm, Tankerdale Lane, Liss, GU33 7QY
3 Bay timber open fronted lambing shed / barn on concrete raft.

Discussion points:
The application documents were reviewed and the proposal discussed in detail.
The ecologist report had raised no concerns regarding tree removals.
A well-presented image had been provided, but the submission contained limited information beyond the site plan.
The proposed building was not considered to be overlooked by neighbouring properties.
The proposed use of the building was considered unclear, and the Committee noted that it would be relatively large where there is currently no existing building.
Concern was raised that the building could potentially be converted to residential use in the future.

Resolution:
No objection. However, the Committee agreed that comments should raise concerns about the potential for future residential use and the relatively large scale of the proposed building. These concerns should be consistent with comments made on similar planning applications.

Agreed comments for submission:
No objection in principle, but concern is raised regarding the relatively large scale of the proposed building and the potential for its use to change to residential accommodation in the future. The planning authority should carefully consider this potential and ensure the use remains appropriate to the proposal.

SDNP/26/02544/HOUS – Stoner Lodge, Stoner Hill, Steep, GU32 1AG
Installation of a ground-mounted solar photovoltaic array (28 panels;13.86Wp) on an existing grassy bank within the residential garden, on a fixed tilt ground mounted frame connected to the existing battery storage system.

Discussion points:
The shape of the roof would not allow south-facing solar panels to be installed.
The property is relatively secluded and not overlooked by neighbouring properties.
The plans were considered environmentally positive overall.
A concern was raised about potential noise, but the accompanying report indicates that the system does not produce noise.
The array would not be visible from the road.
Properties to the rear may be relatively close.
The array had been sized for the property and the anticipated electricity demand.
Wildlife impacts and possible reflective effects on neighbouring properties were considered.
The Committee noted the substantial extent of the proposed solar panels and the potential for the development to set a precedent.
Although renewable energy was supported in principle, concern was raised that the array could appear as a scar on the landscape.
No objections had been submitted to date.

Resolution:
The Committee agreed that, should the existing vegetation barrier fail, it should be reinstated and maintained to ensure the array remains screened from adjoining properties. The impact on neighbouring properties should be taken into account.

Agreed comments for submission:
No objection, subject to the existing vegetation barrier being retained and maintained to ensure the solar array remains adequately screened from adjoining properties. Should the vegetation fail, it should be promptly reinstated with suitable planting. The impact on neighbouring properties should remain a key consideration.

26/48 Date of the next Planning Committee meeting
To be arranged as required.

There being no further business, the Chair declared the meeting closed at 7:25pm.
Signed: Dated: