Planning Report 22nd January 2025

Planning Applications for review

Click on the Reference to go to the BCP planning portal.

Reference	Location	Proposal	Comments due by
8/24/0861/PIP	Land at Jesmond Avenue Jesmond Avenue Christchurch BH23 5AY	Development of the site to provide 9 residential properties	28/1/2025
8/25/0010/HOU	12 Woodruff Close Christchurch BH23 4UN	Two storey Side and single storey Rear Extension.	4/2/2025
8/24/0848/HOU	23 Hurstbourne Avenue Christchurch BH23 4RG	Extending existing ground floor entrance porch to include utility room and extending first floor loft area to form additional bedroom	31/1/2025
8/25/0004/HOU	10 Thursby Road Christchurch BH23 5PE	Proposed front and rear extensions	30/1/2025
8/24/0875/HOU	23 Castle Avenue Christchurch Dorset BH23 4LL	Single-storey rear and side extension.	24/1/2025
8/24/0876/HOU	7 Abbots Close Christchurch BH23 5BH	Proposed garage extension and rear extension to the main dwelling.	24/1/2025
8/24/0872/HOU	125 Ringwood Road Walkford Christchurch Dorset BH23 5RB	Single storey rear extension & conversion of roof space	24/1/2024
8/24/0878/HOU	36 Bracken Way Christchurch Dorset BH23 5LW	Existing garage conversion with alterations to fenestration	24/1/2025
8/24/0877/HOU	18 Abingdon Drive Christchurch BH23 5JZ	Demolition of existing conservatory and construction of single storey rear extension with further covered area.	21/1/2025 (Extension asked for)

8/24/0857/HOU	15 Pipers Drive Christchurch BH23 4TR	Part conversion of existing garage internally	10/1/2025 (Extension asked for)
8/24/0854/HOU	20 Denham Drive Christchurch BH23 5AT	Single storey side extension	10/1/2025 (Extension asked for)
8/24/0800/CONDR	88 Glenville Road Christchurch BH23 5PY	Demolition of the existing building and construction of a pair of semi-detached units with gardens and parking. Variation of condition 2 (approved plans) of 8/19/1282/FUL to increase the first floor to allow for larger bedrooms.	10/1/2025 (Extension asked for)
8/24/0852/HOU	3 Abingdon Drive Christchurch BH23 5JY	Single storey front and side extension. Conversion of existing garage into garden room and home gym.	1/8/2025 (Extension given)
8/24/0841/FUL	Highcliffe Methodist Church Lymington Road Christchurch BH23 5EG	Removal of existing canopy and replace with enclosed entrance	1/9/2025 (Extension given)

Tree Orders for review

Reference	Location	Proposal	Comments due by
8/25/0033/TTPO	62 Manning Avenue Christchurch BH23 4PW	T1 Sweet Chestnut: Fell to ground level. Replant an 8-10 standard container grown Oak as a replacement.	07/02/2025
8/25/0001/TTPO	22 Woodhayes Avenue Christchurch BH23 4RP	T1 - Beech - Remove lower branches up to 3.5m	31/1/2025
8/25/0011/TTPO	6 Wharncliffe Road Christchurch BH23 5DD	T1 - Lime to reduce the crown by up to 2m back to suitable growth points T2 - Oak to reduce crown by up to 1.5m back to suitable growth points T3 - Sycamore to reduce crown by up to 1m back to suitable growth points	30/1/2025
8/24/0842/TTPO	26 Terrington Avenue Christchurch BH23 4R	T1 - Silver Birch: Fell	7/1/2025 (Extension asked for)
8/24/0839/TTPO	150 Ringwood Road Christchurch BH23 5RQ	T1 Oak - Reduce lateral spread by 2.5m	1/8/2025 (Extension asked for)

8/24/0853/TTPO	10 Rothesay Drive Christchurch BH23 4LB	T27 - Cypress Fell to ground level. G9 - Sycamore Fell to ground level. G9 - False Acacia Fell to ground level.	9/1/2025 (Extension asked for)
8/24/0814/TTPO	14 Dunbar Crescent Christchurch BH23 5RY	T31 - Sycamore: Removal of lowest Northerly twin stemmed lateral branch back to trunk and removal of lowest Southerly branch back to trunk.	23/12/2024

Decisions to Note
Build

Reference	Location	Proposal	Decision	HWPC comments
8/24/0799/HOU	114 Hinton Wood Avenue Christchurch BH23 5AL	Rear side single storey flat roof extension with false pitched roof and low level roof light to create laundry room, to include internal alterations and new high level window to side elevation serving the existing study/office. All materials to match existing.	Granted 17/1/2025	No objection
8/24/0811/HOU	2 Cranemoor Close, Christchurch Dorset BH23 5AP	Single-storey ground floor extensions and replacement garage	Granted 17/1/2025	No objection
8/24/0789/HOU	54 Walkford Road Christchurch BH23 5QF	Erection of first floor front extension and erection of car port to side of property.	Granted 14/1/2025	No objection
8/24/0761/HOU	Verno House South Christchurch BH23 4SG	Demolition and replacement of a single storey C20th garage adjoining existing house and new extension to form kitchen/dining room to the north-west range of Verno House South, bin store and associated soft landscaping works. Removal of a north facing C20th Juliette balcony and the replacement of missing areas of wall hanging tiles. Ground floor window alterations to the south-east range including new bay and re-opening blocked window.	Granted 17/1/2025	Objection submitted based on the following: 1-Large extension encroaching on adjoining property. 2-Concerns over lighting and sewage 3-Not in keeping with existing property.

TPO

Reference	Location	Proposal	Decision	HWPC Comments
8/24/0792/TTPO	11 Hinton Wood Avenue Christchurch BH23 5AB	T1 - Silver Birch- Fell. T2 - Silver Birch - Fell. T4 -Oak - Reduce lateral branches over driveway by 1.5m.	Granted	No objection
8/24/0776/TTPO	Land adjacent to rear of 8 Maple Close Christchurch BH23 5BZ	G1 - 1 x Oak + 4 x Sycamore: Crown lift whole canopies by up to 4m from ground level, ensuring only secondary and tertiary branches are removed. T1 - Holly: Fell dying tree to a 1m pole. The removal of deadwood and Ivy from the stem of TPO trees is exempt works. In addition, the dead Holly and Sycamore (small stem) can also be removed as exempt works.	Granted	No objection
8/24/0766/TTPO	Chewton House 9A Mill Lane Highcliffe Christchurch BH23 5LA	T1 - Lime T2 - Ash Re-Pollard to previous pollard points.	Granted	No objection

Appeals

None