



Mr R Baker
The Post House
Pilley Street
Pilley
Lymington
SO41 5QP

19 October 2021

Dear Mr Baker

Case Number EQ/21/50869
Proposal Residential use of vacant room
Site The Post House, Pilley Street, Pilley, Lymington, SO41 5QP

Your Reference: 21/50869

Thank you for your correspondence received on 14 October 2021.

Planning permission has been granted for an extension to Boldre War Memorial Hall in order to accommodate Pilley village shop and post office. It is understood that this needs to be functioning by October 2022, when it will no longer be possible to run the service from its current location. In terms of changing what will be the former shop to residential, planning permission will be required for the change of use. The supporting text to Policy SP39 (Local community facilities) of the Local Plan sets out that *"Any proposal for the change of use of local community facilities will only be considered where robust evidence is provided to demonstrate there is no longer a need for a specific service or facility in the longer term, a suitable replacement facility is provided, or there is an existing similar facility available to the local community"*. In this instance, the permission at Boldre War Memorial Hall seeks to provide a replacement facility, and therefore should an application for the change of use of the space to residential be made, it is likely it would be supported. It may be prudent to wait until the replacement facility has opened prior to making any such application, as at that point, it would be easy to demonstrate that a replacement facility has been provided.

The relevant application form is entitled 'Application for Planning Permission', and the planning fee would be £462 (correct at time of writing). This would need to be accompanied by existing and proposed floor and elevation plans, to show any changes to the elevation (e.g to windows/doors) in order to bring the space into habitable use.

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 sincerely

Carly Cochrane
Planning Officer
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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.