Development Management
Application No F/14/74540
Your ref
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02 July 2014

Town and Country Planning Act 1990
Town and Country Planning (Development Management Procedure) (England) Order 2010

Application No. F/14/74540

In pursuance of their powers under the above Act and in accordance with your application received on 25 April 2014

the Council, as Local Planning Authority hereby PERMIT the following :

Description: Retention of timber lean to for ancillary use to car wash
Site: Horton Heath Filling Station, Botley Road, Horton Heath, Eastleigh, SO50 7DN

Subject to due compliance with the following conditions:
(1) The development hereby permitted shall be implemented in accordance with the following plans numbered: LP/1408/01, BO/1408/02, FP/1408/03, EL/1408/04.
Reason: For the avoidance of doubt and in the interests of proper planning.

(2) The materials to be used must match as closely as possible, in type, colour and texture those listed in Section 11 of the application form.
Reason: To ensure a satisfactory visual relationship of the new development to the existing.

(3) No materials shall be stored on the roof of the approved structure, the subject of this permission. Reason: In the interests of visual amenity.

Note to Applicant: It is considered that, subject to compliance with the conditions and any obligations attached to this permission, the proposed development is acceptable because it will not materially harm the character of the area, the amenity of

neighbours or highway safety and it is in accordance with the policies and proposals of the development plan, comprising the Eastleigh Borough Local Plan Review [2001-2011], and after due regard to all other relevant material considerations including the National Planning Policy Framework and the Revised Pre-Submission Eastleigh Borough Local Plan [2011-2029] the local planning authority is of the opinion that permission should be granted.

The following development plan saved policies and emerging draft local plan policies are relevant to this decision and the conditions attached to it:

Eastleigh Borough Local Plan Review 2001-2011, saved Policies [59.BE].

Revised Pre-Submission Eastleigh Borough Local Plan 2011-2029 Policies [DM1].

In accordance with paragraphs 186 and 187 of the National Planning Policy Framework, Eastleigh Borough Council takes a positive approach to the handling of development proposals so as to achieve, whenever possible, a positive outcome and to ensure all proposals are dealt with in a timely manner.

L O'Driscoll

Louise O'Driscoll
Head of Development Management

N.B. See Enclosed Notes (PER)