

Eastleigh Borough Council
Eastleigh House
Upper Market Street
Eastleigh
SO50 9YN

*Economy, Transport and Environment Department
Elizabeth II Court West, The Castle
Winchester, Hampshire SO23 8UD*

Tel: 0300 555 1375 (General Enquiries)
0300 555 1388 (Roads and Transport)
0300 555 1389 (Recycling Waste & Planning)
Textphone 0300 555 1390
Fax 01962 847055
www.hants.gov.uk

Enquiries To Matt Grantham

My reference 046421

Direct Line

Your reference F/22/92911

Date 15 June 2022

Email eastleighdc@hants.gov.uk

Dear Ms Morris,

34A HILTINGBURY ROAD, CHANDLER'S FORD, EASTLEIGH, SO53 5SS

Change of use from insurance brokers (Class E) to ground floor hair salon (Class E) and first floor beauty salon (Class sui generis) with associated cosmetic building works and also a cold food takeaway.

In regard to application F/22/92911, having reviewed the information submitted as part of the application pack, it is confirmed that there is no objection to the application, subject to condition(s) being applied as outlined below.

As outlined, the primary change of use is from an insurance brokers to hair dressers, with the added benefit of a beauty salon on the first floor. Whilst there is potential for this to increase trip rates to and from the site, it would be anticipated that this would be negligible given both the size of the proposals, and when taking into account linked and pass-by trip reductions.

It is also noted that the applicant has requested permission to provide a cold food takeaway, primarily for customers of the salon's, but with an option to serve the general public on a small scale. If this operates as described, then highway impacts would be anticipated to be minimal, however, with no specified limitations there could be concerns should the take away element ever become the primary business use.

As such, it would be requested that a condition be put in place restricting the take away

Director of Economy, Transport and Environment
Stuart Jarvis BSc DipTP FCIHT MRTPI

element as ancillary to the salon business, not to be operated either independently or as the primary business.

The Case Officer may also wish to implement opening hour restrictions to ensure the take away is not utilised outside of Salon business hours.

Yours sincerely,

Matt Grantham

Director of Economy, Transport and Environment
Stuart Jarvis BSc DipTP FCIHT MRTPI