

MRS HEIDI DOBSON-VENTURA
17 CARTHAGE CLOSE
CHANDLER'S FORD
EASTLEIGH
SO53 2BL

Application	F/22/92911
Please ask for	Rachael Morris
Direct dial	023 8068 8463
Working hours	Mon to Fri 8:30am to 5pm
Email	rachael.morris@eastleigh.gov.uk

Wednesday 20 July 2022

Town and Country Planning Act 1990
The Town and Country Planning (Development Management Procedure) (England)
Order 2015

Application No. F/22/92911

In pursuance of their powers under the above Act and in accordance with your application received on Wednesday 1 June 2022 the Council, as Local Planning Authority hereby **Permit** the following :

Description:	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, retrospective air conditioning unit to the eastern elevation and cold food takeaway.
Site:	34A HILTINGBURY ROAD, CHANDLER'S FORD, EASTLEIGH, SO53 5SS

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: LOC 01, BLOC 01, GA01 and GA02

Reason: For the avoidance of doubt and in the interests of proper planning.

- 2 The development hereby permitted shall start no later than three years from the date of this decision.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

- 3 The materials to be used must match as closely as possible, in type, colour and texture those listed in Materials Section of the application form.

Reason: To ensure a satisfactory visual relationship of the new development to the existing.

- 4 The development hereby permitted shall not be open to customers and no deliveries shall be received or dispatched from the site except between the hours of 8:30-20:30 Monday - Saturday and 10:00-16:00 on Sunday.

Reason: To protect the amenity of the occupiers of nearby properties.

- 5 There shall be no sale of hot food on the premises and cold food shall only be sold in conjunction with the use as a beauty/hair salon and only within the permitted hours of opening.

Reason: To reduce unacceptable disturbance to the amenity of local residents and the character of the area.

Note to Applicant: This application has been flagged up as being within 50 m of a known bat roost. All bats and their roosts are protected by law in the UK. Workers must remain vigilant of the potential presence of bats, not obstruct their roosts or do anything that could cause harm to a bat. If bats or any signs of bats are found during construction, all work must stop immediately, and Natural England must be called. The Bat Conservation Trust website (<https://www.bats.org.uk/>) explains why bats are protected and what to do if you find a bat at <https://www.bats.org.uk/advice/im-working-on-a-building-with-bats/ive-found-a-bat-during-works>

Note to Applicant: This planning permission does not convey the right for the development to encroach over, under or on land which is not within your ownership, without the consent of the landowner.

Note to Applicant: In accordance with paragraph 38 of the National Planning Policy Framework (July 2021), 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.

Yours faithfully



Andy Grandfield
Executive Head for Planning and Economy

N.B. See Attached Notes