

Webb, Alex

From: Countryside Planning <countryside.planning@hants.gov.uk>
Sent: 03 August 2022 12:22
To: Webb, Alex
Cc: Eastleigh DC; Aitken, Andrew
Subject: FW: Planning Application F/22/93315 - Cockpit Farm Barn, Knowle Lane, Horton Heath

Importance: High

Hi Alex,

Please find our response below. Sorry for the delay.

Kind regards,

Tina Cuss
Countryside Planning Officer
Hampshire Countryside Service
Culture, Communities & Business Services



From: Countryside Planning
Sent: 03 August 2022 09:18
To: Planning (Eastleigh Borough Council) <planning@eastleigh.gov.uk>
Subject: RE: Planning Application F/22/93315 - Cockpit Farm Barn, Knowle Lane, Horton Heath

For the attention of: Alex Webb
Planning reference: F/22/93315
Site location: Cockpit Farm Barn, Knowle Lane, Horton Heath
Proposals: Construction of nine (9) dwellings, landscaping, parking and associated works following demolition and site preparation

Thank you for consulting Hampshire County Council Countryside Service. Please accept this response as being that of the Countryside Service, in relation to this application we are responding on behalf of Hampshire County Council as Highway Authority in respect of Public Rights of Way.

Response: No objection subject to path improvements

Site Context: Fair Oak and Horton Heath Footpath 3 runs eastwards from Botley Road over stile, along verge of pasture, over stile and footbridge, then along headland of arable field to Knowle Lane.

A copy of the Definitive Map of Rights of Way and Definitive Statement and Countryside Sites can be found at <https://maps.hants.gov.uk/rightsofwaydefinitivemap/> and <https://www.hants.gov.uk/landplanningandenvironment/rightsofway/definitivemap>

Comment:

The existing route of footpath 3 on the northern boundary of the site is currently very enclosed. It appears from Site Plan (SL01) that footpath 3 will be given more space by removing the existing boundary fence and that it will be surfaced to the same standard as the new permissive path to the south. This would be inline with [National Planning Policy Framework](#) (paragraph 100) which states that planning policies and decisions should protect and enhance public rights of way and access, including taking opportunities to provide better facilities for users. We would have no objection to the application if a condition is applied that requires the existing path within the site to be surfaced to the [Countryside Service Design Standards](#). We also request that a Highways contribution should be considered in order to secure improvements improve the off-site section of footpath 3 which provides an off road walking to school route to Fair Oak Junior School and Wyvern College.

Should permission be granted for this application, we request that the applicant is made aware of the following requirements through informatives:

- i. Nothing connected with the development or its future use should have an adverse effect on the right of way, which must remain available for public use at all times.
- ii. If there is likely to be an effect on the footpath in terms of dust, noise or other obstruction during the period of the works the applicant should contact this office directly to discuss the Temporary Closure of the footpath.
- iii. If a temporary closure is not required, no builders or contractor's vehicles, machinery, materials, scaffolding, spoil or anything associated with the works should be left on or near the footpath so as to obstruct, hinder or provide a hazard to users.

Regards

Sam Thwaites
Countryside Planning Support Officer
Hampshire Countryside Service
Mob: 07784 263472
countryside.planning@hants.gov.uk
Working Days: Wednesday & Thursday



From: Planning (Eastleigh Borough Council) <planning@eastleigh.gov.uk>

Sent: 07 July 2022 10:55

To: deputyclerk@fairoak-pc.gov.uk; Eastleigh DC <EastleighDC@hants.gov.uk>;

southernwaterplanning@atkinsglobal.com; Countryside Planning <countryside.planning@hants.gov.uk>

Subject: Planning Application F/22/93315 Cockpit Farm Barn, Knowle Lane, Horton Heath

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Application No: F/22/93315

Address: Cockpit Farm Barn, Knowle Lane, Horton Heath

Description: Construction of nine (9) dwellings, landscaping, parking and associated works following demolition and site preparation.

Would you please let me have your observations on the above application.

You can access the plans and documents via our portal [F/22/93315](#)

In order to meet the Government's challenging targets for our speed of determining applications, we require any comments you wish to make within 21 days from the date of this memo. Failure to meet this time period will usually result in an application being determined without your comments being considered.

Please reply to the planning officer on the below email address.

Planning Specialist Contact Details

Email: alex.webb@eastleigh.gov.uk

Kind regards

