

MISS RACHEL SPINK
GILES ARCHITECTS LTD
GILES ARCHITECTS 45 SOUTHGATE STREET
WINCHESTER
SO23 9EH

Application	H/22/93166
Please ask for	Alexandra Stone
Direct dial	023 8068 8318
Working hours	Mon to Fri 8:30am to 5pm
Email	alexandra.stone@eastleigh.gov.uk

Tuesday 23 August 2022

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

Application No. H/22/93166

In pursuance of their powers under the above Act and in accordance with your application received on Wednesday 22 June 2022 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Demolition of conservatory and replacement of single storey front extension new flat roof extension, driveway and partial garage conversion to annex
Site: PLOVERFIELD WEST, PLOVERFIELD, LONG LANE, BURSLEDON, SOUTHAMPTON, SO31 8DA

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 001 Rev B, 100 Rev A, 101 Rev B, 102 Rev A, 103, 110 Rev B, 111 Rev A, 120 Rev A, 150, 211 Rev A, 200 Rev A, 201 Rev B, 202 Rev A, 203 Rev A, 210 Rev C, 220 Rev A and 250 Rev A

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 the Materials Section of the application form and photographs of intended samples.

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

Note to applicant: No excavation, demolition or development related works shall take place on site until an arboricultural method statement and a scaled and referenced tree protection plan, as per British Standard 5837:2012 (Trees in Relation to Design, Demolition and Construction – Recommendations), are submitted and approved by the LPA. The approved arboricultural documents must be adhered to in full, and may only be modified subject to written agreement from the LPA. Reason: to retain and protect the existing trees which form an important part of the amenity of the locality.

Note to applicant: No excavation, demolition or development related works shall take place on site until a Tree Planting Plan has been submitted and approved by the Local Planning Authority. The approved documents must be adhered to in full and may only be modified subject to written agreement from the Local Planning Authority. Tree planting must take place as soon as possible after completion of the proposed development and no later than the end of the following planting season. If, for a period of no less than 10 years after planting, trees which are removed, die or become seriously damaged shall be replaced as soon as reasonably practicable with others of the same species, size and number as originally approved. Reason: to maintain and enhance local tree canopy cover.

Note to applicant: Biodiversity enhancement will be required.
This could include the addition of bat roost or bird nesting features/swift nest boxes to another area of the building if appropriate and enhancing the garden with flowering plants to attract pollinators. Additional information is available at:
<https://www.rhs.org.uk/science/conservation-biodiversity/wildlife/plants-for-pollinators>
<https://www.bats.org.uk/our-work/buildings-planning-and-development/bat-boxes>
<https://www.hampshireswifts.co.uk/nesting> <https://www.rspb.org.uk/birds-and-wildlife/advice/how-you-can-help-birds/nestboxes/nestboxes-for-small-birds/>
<https://www.swift-conservation.org/OurLeaflets.htm>

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

A handwritten signature in black ink that reads "Andy Grandfield". The signature is written in a cursive style with a large, looping 'A' and a long, sweeping tail on the 'd'.

Andy Grandfield
Executive Head for Planning and Economy

N.B. See Attached Notes