

Planning Department  
Eastleigh Borough Council  
Eastleigh House  
Upper Market Street  
Eastleigh  
Hampshire  
SO50 9YN

Our Ref: E-474-I-AD  
Your Ref: PN/22/93060  
Email: [alice@southernplanning.co.uk](mailto:alice@southernplanning.co.uk)  
Date: 18 August 2022  
Status: Via Planning Portal

Dear Sir/Madam,

**Discharge of Condition application in respect of permission PN/22/93060 -  
Prior notification of change of use from Commercial, Business and Service (Use Class E),  
or betting office or pay day loan shop to mixed use including up to two flats (Use Class C3)  
– 2D High Street, Eastleigh, SO50 5LA**

I write further to the grant of the above planning application to discharge the pre-occupation condition attached to the decision notice to enable the development to be commenced.

The following plans are being submitted in support of this application:

- Bike Store Dwg No. E-AD-474.I.03
- Bikes and Bin Store Dwg No. E-AD-474.I.04

The remainder of this letter provides further details on the discharge of the pre-occupation condition.

The decision notice for permission PN/22/93060 has 1 pre-occupation condition attached namely this is condition 3. The following sets out the requirements of the pre-occupation condition and the information submitted to discharge the conditions.

**Southern Planning Practice Ltd**

Registered Office: Youngs Yard, Churchfields, Twyford, Winchester SO21 1NN

Tel: 01962 715770 E-mail: [info@southernplanning.co.uk](mailto:info@southernplanning.co.uk) Website: [www.southernplanning.co.uk](http://www.southernplanning.co.uk)

Registered in England and Wales No. 3862030

### Condition 3

This condition states:

*3 The development hereby approved shall not be occupied until details for the on site provision of bin & cycle storage facilities for both flats and the remaining retail unit have been submitted to and approved in writing by the Local Planning Authority and provided on site. These facilities shall thereafter be retained and kept available.*

*Reason: To ensure the adequate provision of on site facilities.*

The cycle store plan submitted with this application details a secure and covered cycle store.

The bike stores and bin storage areas are detailed on the submitted plan. The bike stores are located on the northern elevation of the building. The bin store for the ground floor flat is located in the rear of the building and the bin storage area for the first floor flat is located in the front section of the building. The bin storage areas will comprise both recycling and general waste bins. The bins will be taken out by occupants on bin collection days and then replaced to the refuse store once emptied.

I trust the above information together with the submitted application forms and plans is sufficient to discharge the pre-occupation condition. However, if you require any further information please do not hesitate to contact me.

Yours sincerely



**Alice Drew, BSc (Hons) MSc MRTPI**  
**Principal Planning Consultant**

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