

BY EMAIL

MR NICK BIRCH
BIRCH ARCHITECTS LTD
LAMBOURNE GROVE LANE
REDLYNCH
SP5 2NR

Application	H/22/93192
Please ask for	Claire Campbell-Best
Direct dial	023 8068 8117
Working hours	Mon to Fri 8:30am to 5pm
Email	claire.campbell-best@eastleigh.gov.uk

Wednesday 14 September 2022

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

Application No. H/22/93192

In pursuance of their powers under the above Act and in accordance with your application received on Friday 24 June 2022 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Loft conversion, new gable and extension of dormer to front elevation, alterations to fenestration to all elevations and engineering works to rear garden to provide a terraced patio area (amended description)

Site: SILVER BIRCHES, HOUND ROAD, NETLEY ABBEY,
SOUTHAMPTON, SO31 5FZ

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 262-02-001, 262-02-002, 262-003, 262-02-004, 262-02-005, 262-02-006, 262-02-007, 262-02-008

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.

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

- 4 The Mitigations and Enhancements set out within Section 7 of the Silver Birches, Hound Road, Netley SO31 5FX, – Ecological Impact Assessment – (May 2022) (by SoEcology) shall be implemented in full prior to the development being brought into use and thereafter maintained in perpetuity.

Reason: To safeguard protected species and to enhance biodiversity.

Note to Applicant: The applicant is advised that biodiversity enhancement is required. Swift nest boxes can be installed on site, they can also be used by a variety of bird species and could be mounted onto the house if this is possible.

The following websites may be helpful to the householder:

<https://sussexwildlifetrust.org.uk/discover/in-your-garden/article/31>, planting for bats

<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-helpbirds/nestboxes/nestboxes-for-small-birds/>

<https://www.swift-conservation.org/OurLeaflets.htm>

Note to Applicant: Southern Water requires a formal application for any new connection to the public sewer to be made by the applicant or developer. To make an application visit Southern Water's Get Connected service: developerservices.southernwater.co.uk and please read our New Connections Charging Arrangements documents which are available on our website via the following link: southernwater.co.uk/developing-building/connection-charging-arrangements

- 7 Note to Applicant: In accordance with paragraph 38 of the National Planning Policy Framework (February 2019), 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 the first letters of the first and last names being capitalized and prominent.

Andy Grandfield
Executive Head for Planning and Economy

N.B. See Attached Notes