

LEE MCILVEEN
APPLE TREE ARCHITECTURE
25 CROWS NEST LANE
BOTLEY
SOUTHAMPTON
SO32 2DD

Application	H/22/94257
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

Thursday 12 January 2023

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

Application No. H/22/94257

In pursuance of their powers under the above Act and in accordance with your application received on Monday 28 November 2022 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Erect detached flat roof outbuilding at the rear and single storey flat roof rear extension
Site: 2 MONKS ROAD, NETLEY ABBEY, SOUTHAMPTON, SO31 5DW

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 1 Rev 2 and 2 Rev 2

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 material section of the application form.

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

Note to Applicant: The garden room lies over an existing public foul sewer as shown on the southern water records available on the council's website. As such you are advised to contact Southern Water to ensure that the approved work to the property does not result in a loss of hydraulic capacity to the sewer network

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, stylized 'A' and 'G'.

Andy Grandfield
Executive Head for Planning and Economy

N.B. See Attached Notes