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Enquiries To Matt Grantham

My reference 049006

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Your reference F/23/94675

Date 2 March 2023

Email eastleighdc@hants.gov.uk

Dear Ms Sharpe,

1 SOVEREIGN DRIVE, BOTLEY, SOUTHAMPTON, SO30 2SR

Erection of 3-bedroom, two-storey detached dwelling

In regard to application F/23/94675, whilst there is no objection in principle to the application, additional information is requested prior to the Case Officer making a positive recommendation, should this be the case.

ACCESS:

Vehicle access into the site is proposed via the north western corner of the site, located very close to the the Fir Tree Farm access road that runs to the rear of the property. The proposed vehicle crossover/drop kerb appears to be located partly over this private access and partly over highway land, and the different land ownerships need to be clarified on plans, along with confirmation that any private land can be utilised. If this is not the case, then access into the site may be restricted accordingly, and not be suitable for vehicle movement.

Onwards, the vehicle access results in movements onto Sovereign drive, which in the present circumstances would be severely reduced visibility for users due to the location of an high hedge.

Firstly, and additional plan demonstrating how 2.4 x 43.0m visibility splays can be achieved left and right onto Sovereign Drive should be provided, and secondly, any hedge (or other vertical obstruction) located within this splay would need to be reduced in height to a maximum of 0.6m, with a condition in place to ensure this height is

Director of Hampshire 2050
Garry Westbrook

retained at all times.

If the applicants can provide the additional information as outlined above, a re-assessment can be undertaken accordingly.

Additionally, the applicant should be made aware that subsequent to any planning permission that may be issued by EBC as Local Planning Authority, further permission will be required from HCC to undertake the vehicle crossover/drop kerb works on the highway, details of which can be found via the following link:

<https://www.hants.gov.uk/transport/parking/droppedkerbs>

Should permission be granted, it would be requested that the following condition is applied:

ACCESS CONSTRUCTION PROVISION

No development shall start on site until the access, including the footway and/or verge crossing shall be constructed and lines of sight of 2.4 metres by 43.0 metres provided in accordance with the approved plans. The lines of sight splays shown on the approved plans shall be kept free of any obstruction exceeding 0.6 metre in height above the adjacent carriageway and shall be subsequently maintained so thereafter.
Reason - To provide satisfactory access and in the interests of highway safety.

Yours sincerely,

Matt Grantham

Director of Hampshire 2050
Gary Westbrook