

BY EMAIL

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Application	H/23/94450
Please ask for	Alexandra Stone
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Monday 13 March 2023

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

Application No. H/23/94450

In pursuance of their powers under the above Act and in accordance with your application received on Wednesday 4 January 2023 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Two storey side extension
Site: 1 TOTNES CLOSE, EASTLEIGH, SO50 4QW

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: BLOC 01, LOC01, Dawkins 370.2 and Dawkins 370.1

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 in the construction of the external surfaces of the development hereby permitted shall match in type, colour and texture those used on the existing building.

Reason: To ensure a satisfactory visual relationship between the new development and the existing.

- 4 In the unlikely event of any bats being found during demolition or construction, all work must stop immediately, and Natural England must be informed. Additional information is available on the Bat Conservation Trust website at <https://www.bats.org.uk/advice/imworking-on-a-building-with-bats/ive-found-a-bat-during-works>.
- 5 Any excavations or open pipes will need to be covered at night or provided with a small mammal escape ramp to allow animals such as hedgehogs to escape if they fall in. If hedgehogs are found on site, they should not be handled but must be allowed to move away to safety on their own. If any hedgehogs appear to be in distress, a hedgehog rescue worker should be contacted. Information is available on the website of the British Hedgehog Preservation society at <https://www.britishhedgehogs.org.uk/found-a-hedgehog/>. No fires will be allowed on site and building materials must be stored on hard standing to prevent hedgehogs from sheltering beneath them.

Reason: To protect animals during construction.

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 dark ink, appearing to read "Andy Grandfield". The signature is fluid and cursive, with the first name "Andy" and the last name "Grandfield" clearly distinguishable.

Andy Grandfield
Executive Head for Planning and Economy

N.B. See Attached Notes