

BY EMAIL

MR CHRIS MCDERMOTT
CMC DESIGN ARCHITECTURAL SERVICES
23 MALIBRES ROAD
CHANDLER'S FORD
EASTLEIGH
SO53 5DS

Application	H/23/94594
Please ask for	Dorothy Hei-Tung-Hoh
Direct dial	023 8068 8314
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Tuesday 21 March 2023

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

Application No. H/23/94594

In pursuance of their powers under the above Act and in accordance with your application received on Wednesday 25 January 2023 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Raising of roof to provide first floor accommodation
Site: 13 KENDAL CLOSE, CHANDLER'S FORD, EASTLEIGH, SO53 1EG

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 787/09/105 Rev C, 787/09/106 Rev A, 787/09/100 Rev C, 787/09/103 Rev C, 787/09/104 Rev B, 787/09/102 and 787/09/101

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 The proposed side facing first floor window which is to service an ensuite, shall be obscure glazed to Pilkingtons level 3 or equivalent and be top opening only, unless the window is positioned at least 1.7 metres above the floor of the room in which it is/they are installed.

Reason: To protect the amenity and privacy of the adjoining residential properties.

Note to Applicant: In the extremely unlikely event that a bat is found should permission be granted, works should stop immediately and Natural England informed: <https://www.bats.org.uk/advice/bat-found-during-building-works>

Note to Applicant: It is requested that the building works are carried out considerately to minimise disruption to the occupiers of the neighbouring properties. The council operates a code of best practice, which is available on the council's website www.eastleigh.gov.uk by following the links to Planning and Building, Building Control, then select 'Considerate Builders Advice Note'.

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, 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