

MR PAUL BLAY
35 CRANMER DRIVE
NURSLING
SOUTHAMPTON
SO16 0TD

Application	H/23/95096
Please ask for	Dorothy Hei-Tung-Hoh
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Wednesday 26 July 2023

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

Application No. H/23/95096

In pursuance of their powers under the above Act and in accordance with your application received on Wednesday 3 May 2023 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Two storey rear extensions
Site: 4 HEATHFIELD ROAD, CHANDLER'S FORD, EASTLEIGH,
SO53 5RN

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 02016 Rev A, 02010 Rev D, 02014 Rev D, 02011 Rev D, 02013 Rev D, 02015 Rev D, 02012 Rev D and LOC 01

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 development hereby permitted shall be implemented in accordance with the recommendations outlined in the Bat Survey report by Crossman Associates (April 2023). In particular, the precautionary approaches in section 4.5 and section 4.14.

Reason: To protect and enhance biodiversity.

Note to Applicant: In the unlikely event of any bats being found during demolition or construction, all work must stop immediately, and Natural England must be called. Additional information is available on the Bat Conservation Trust website at <https://www.bats.org.uk/advice/im-working-on-a-building-with-bats/ive-found-a-bat-during-works>.

Note to Applicant: It is recommended to install an integral bat box, four tree mounted bird boxes and wildlife-friendly soft landscaping as biodiversity enhancements. This would include flowering plants to attract pollinators. If it is possible to fit a swift nest box on a north, northeast or northwest elevation this would be welcomed. If any exterior lighting is required for safety purposes exterior lighting guidance is provided in sections 4.6 through 4.9 and in appendix III.

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', written in a cursive style.

Andy Grandfield
Executive Head for Planning and Economy

N.B. See Attached Notes