

Planning Department
Eastleigh District Council
Eastleigh House
Upper Market Street
Eastleigh
SO50 9YN

21 December 2023

Our Ref:
Your Ref: DC/23/95848

FAO: Joanna Azavedo-Parker

Dear Ms Azavedo-Parker,

Town & Country Planning Act 1990 (As Amended)

Application to discharge conditions on R/16/79470 (Residential phase 2) of in respect of Bloor Homes' Parcels A3, A4, A5, A6

I refer to your letter dated Monday 23 October 2023 and respond to the matters raised as follows.

Description is amended

Luken Beck, on behalf of our Client, respectfully disagrees with the amended description on the basis that the consent implemented in this case is R/16/79470 and not the Section 73 consent X/20/88819. The section 73 consent relates to changes on parcel C4 alone and no changes to the Bloor Parcels. Indeed, the application was made by Vistry Southern. The application to discharge conditions applies to parcels A3, A4, A5 and A6 against conditions on the original reserved matters consent. As such "(as amended by X/20/88819)" should be removed from the description of development or worded differently so as not to be misleading in respect of this submission.

Site address is amended

We agree to this amendment.

Condition 7

Similarly, to our response regarding the description of development, this discharge of condition application relates to condition 7 on the reserved matters consent R/16/79470; the scheme which has been implemented on the Bloor parcels (A3, A4, A5 and A6). As such, the developer is not required to submit, for approval, large-scale details of porches, dormer windows, bay windows and blind windows for *all parcels* but just parcel A4.

For your reference only, however, please now find enclosed a series of photos which give examples of the architectural details requested for other parcels. Large-scale details for parcel A4 plots 325 and 328 have been previously submitted to the LPA.

Condition 9

Please see enclosed drawing no. A170-BLR-A5-601 Revision C12 which confirms the use of tegula block paving for Parcel A5. The key has been amended to clarify.

In addition, please find enclosed drawing no. A170-001 Rev C4 which provides details of the demarcation and numbering for allocated parking spaces.

Condition 12

The original submission includes details to address condition 19 Landscape Management; the document entitled '*Boorley Green Landscape Management Document*'. This also applies to the maintenance and management of landscaping around the pump stations. We request condition 12 can therefore be partially discharged in relation to one of the two pump stations being that east of A6 only (as solely applied for).

Condition 14

The enclosed drawings (sheets 1 to 5) set out the proposed Trim Trail boundary and show the alignment of the fence and where there are gaps within the fencing thereby allowing access onto the perimeter path. The Trim Trail provides a dedicated perimeter path around the development.

- Trim Trail Chestnut Pale Fence Sheet 1 of 5, Drawing No 605-1
- Trim Trail Chestnut Pale Fence Sheet 2 of 5, Drawing No 605-2
- Trim Trail Chestnut Pale Fence Sheet 3 of 5, Drawing No 605-3
- Trim Trail Chestnut Pale Fence Sheet 4 of 5, Drawing No 605-4
- Trim Trail Chestnut Pale Fence Sheet 5 of 5, Drawing No 605-5

The fence continues on to Parcel B6 (Vistry Group) and ends at their boundary. This parcel is not under our Client's control.

Condition 15

Please find enclosed the following drawings which provide details of the types of gates proposed:

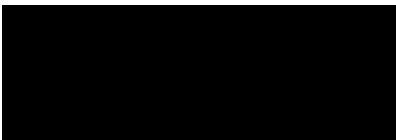
- Standard Detailing – Metal Fencing (Bow top railings and metal railing) – drawing no. SO106-RD-002-001-RevA
- Metal railing detail – ball top railing - drawing no. SO106-RD-001-RevA
- Picket Fencing / Gate detailing - drawing no. SO106-PF-001

All metal fence and gates will be Black.

I trust this satisfies the requirements outlined in your letter dated Monday 23 October 2023. The application should now be validated and if the officer requires further information, then we will be happy to discuss it at that point.

Please contact me should you require any further information.

Yours Sincerely,



Nigel Jarvis MRTPI
Director

