

I appeal the decision made by Planning Manager Mr Nicholas Parker dated 12th January 2026.

The application submitted H/25/100449 was handled by Planning Officer Katie Lasham.

Reasons set out in paragraph 1 of the decision dated 12th January 2026 are wholly opposed in so far as an appeal (APP/W1715/D13/2205511) decision allowed by Mr Johnathan Manning BSc Hons ) MA MRTPI dated 29th October 2013,

The subject property referred to by Mr Manning refers to the subject property is a detached property within a relatively spacious corner plot and is set back into the appeal site creating separation from both Oakmount Avenue and Oakmount Road.

Mr Manning makes clear references to character appearance and street scene, and has given his clear overwhelming reasons for allowing the appeal.

Mr Manning also makes clear reference to the surrounding area is generally residential with Oakmount Avenue to the West consisting of mainly detached two storey dwellings of varying styles and layouts.

Again his opinion as an experts stands as a president and in my opinion as there are no two properties in appearance or character that look the same where a planning officer should see differently and making a negative judgment in refusal as to the subject application.

Each persons eye may not meet eye to eye, but that does not mean that we have not given regard to the design as proposed and have in no way been .

This is what I have liked and it has been proposed accordingly, it is totally congruous and modular in look, appearance and character because it stands alone from any other property in the near surrounding.

We have patiently worked with the council on previous applications including the application F/13/72350 dated 31st March 2013 which was withdrawn upon recommendation by head of planning Miss Louise O'Driscoll and Gary Osmond in a meeting at the Council Offices and then upon tweaking the same application F/1372696 it was accordingly approved on 2nd August 2013.

Primary reason for this was the then planning Officer had not actioned the proposed plans within the allotted time, also the planning officer admitted he lived very close to the subject property, therefore in my opinion he was giving his personal opinion and vision as to how the property should look as oppose to professionally delegating the subject application to another officer.

Further to the above an application was approved by Eastleigh Borough Council F/15/76637 dated 5th October 2016 to demolish the existing property on this site and develop a new 5 bedroom detached house which equated to 316 sqm which was larger than this proposed subject application of 305 sqm.

Also the roof line which is being proposed in this subject application even after being raised to give a better and fuller head height bedroom space is still over a metre lower than the adjacent property.

The planning officer makes reference to impact however the new build is a larger development which was approved yet this proposed application which has been refused by the planning officer does not impact or outweigh any existing proposals including the new build.