

Mr Dan Roycroft
Atlas Planning Group
Bodenham House Barn
Bodenham
Salisbury
SP5 4EN

Application	V/25/100218
Please ask for	Rebecca Altman
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Thursday 9 April 2026

The Conservation of Habitats and Species Regulations 2017 Part 6, Chapter 2, General Development Orders, Regulation 75 and 77.

- Solent and Southampton Special Protection Area (SPA) and Ramsar site. Solent Maritime Special Area of Conservation (SAC)
- Portsmouth Harbour SPA and Ramsar Site; Chichester Harbours SPA and Ramsar Site; Solent and Dorset Coast SPA and Solent and Isle of Wight Lagoon SAC;
- New Forest Special Protection Area SPA, SAC and Ramsar sites.

Application No: V/25/100218

Description: Section 77 application for approval of a consented commercial, business and service to residential unit conversion at UNIT 9, SOUTH POINT, ENSIGN WAY, HAMBLE-LE-RICE, SOUTHAMPTON, SO31 4RF (PN/25/99086) under Regulation 75 of the Conservation of Habitats and Species Regulations 2017, for written notification of approval that the proposed change of use will not affect the integrity of nearby protected sites.

Site: SEAFIRE HOUSE, SOUTH POINT, ENSIGN WAY, HAMBLE-LE-RICE, SOUTHAMPTON, SO31 4RF

Dear Mr Roycroft,

Thank you for your application submitted under the Conservation of Habitats and Species Regulations 2017 for the above development. A Habitats Regulation Assessment has been completed by the Local Planning Authority (in consultation with Natural England) and the following mitigation has been secured:

- Recreation disturbance on the New Forest – financial payments paid to the Council towards the Council's interim mitigation strategy.

- Recreation disturbance on the Solent – financial payments paid to the Council towards the Solent Recreation Mitigation Strategy.
- Water Quality – nutrient credits purchased and secured through a vesting certificate towards appropriate mitigation for nitrates.

It is the opinion of the Local Planning Authority, as the competent authority, that the development will not adversely affect the integrity of the protected sites and as such satisfies the requirements of The Conservation of Habitats and Species Regulations 2017.

Please note that the development must also comply with all conditions specified on the prior approval consent.

Yours faithfully

A handwritten signature in black ink that reads "N Parker". The signature is written in a cursive style with a horizontal line underneath the name.

Nicholas Parker
Planning Manager