

GRAHAM LEFTWICH
4 OAK VIEW
BRADWELL VILLAGE
BURFORD
OX18 4XQ

Application	H/26/101042
Please ask for	Dorothy Hei-Tung-Hoh
Direct dial	023 8068 8314
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Friday 8 May 2026

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

Application No. H/26/101042

In pursuance of their powers under the above Act and in accordance with your application received on Friday 20 March 2026 the Council, as Local Planning Authority hereby **Permit** the following :

Description:	Erection of a single-storey rear extension and front porch, and erection of a detached outbuilding for use as a one-bedroom annexe
Site:	32 OAKWOOD ROAD, CHANDLER'S FORD, EASTLEIGH, SO53 1LX

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 25080/PL001 Rev P3, 25080/PL002 Rev P3, and 25080/PL003 Rev P3.

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 or accord with the details shown on the approved plans unless otherwise agreed in writing by the Local Planning Authority.

Reason: To ensure a satisfactory visual relationship between the new development and the existing.

- 4 The annexe hereby permitted shall only be used in conjunction with the existing dwelling and shall not be separately occupied, sold off, occupied, or used as an independent dwelling unit, separate unit of accommodation, holiday let, or for any other commercial residential purposes at any time.

Reason: The property is not suitable for sub-division into two separate dwellings.

Note to Applicant: The applicant is advised that this permission does not override any requirements under the Party Wall etc. Act 1996. It is the responsibility of the applicant to ensure compliance with separate civil legislation where applicable.

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 39 of the National Planning Policy Framework (December 2024), 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 that reads "N. Parker".

Nicholas Parker
Planning Manager

N.B. See Attached Notes