

NICK HOPPER
NH ARCHITECTS LTD
CELL BLOCK STUDIOS
COLLEGE RD
HMNB PORTSMOUTH
PORTSMOUTH
PO1 3LJ

Application	H/26/101248
Please ask for	Katie Lasham
Direct dial	023 8068 8339
Working hours	Mon to Fri 8:30am to 5pm
Email	katie.lasham@eastleigh.gov.uk

Monday 22 June 2026

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

Application No. H/26/101248

In pursuance of their powers under the above Act and in accordance with your application received on Monday 27 April 2026 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Demolition of existing conservatory to be replaced by a rear single storey extension. Front and side single storey extension, conversion of existing garage and alterations to fenestrations.

Site: 94 OAKMOUNT ROAD, CHANDLER'S FORD, EASTLEIGH, SO53 2LP

Subject to due compliance with the following conditions:

- 1 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.

- 2 The development hereby permitted shall be implemented in accordance with the following plans numbered: NHA OR 001-P (Location Plan), NHA OR 005-P Rev A (Proposed site layout plan), NHA OR 006-P (B) Rev C (Proposed Elevations and Floor Plans),

Reason: For the avoidance of doubt and in the interests of proper planning.

- 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 dwelling.

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

- 4 A precautionary working method must be used to prevent harm to wildlife that could be using this site, as follows:
- All deliveries and construction materials need to be stored on pallets or hard standing (including) gravelled areas.
 - Any construction waste must either be kept in the proposed materials storage/skip or on pallets or hard standing and checked for the presence of reptiles and small mammals before disposal.
 - No fires can be lit on site.
 - Any footings that are to be left unfilled overnight need to be tightly covered so that nothing can fall into the holes left behind. Each morning the footings need to be inspected for any animals that may have fallen in overnight.
 - All garden and vegetated areas where construction activities are likely are to be kept short, so not to form habitat that could be suitable for reptile and small mammals, this works should be carried out when and if necessary.
 - If any bushes, hedges and or trees are to be removed/managed then this work must be done outside of the bird nesting season which runs between March and August.

Reason: To protect 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 informed. 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: Biodiversity enhancements are required in accordance with Local Plan policy DM11 and NPPF paragraphs 187d and 192b, and are recommended in the form of a bat box or a swift nest box on the existing building. The Bat Conservation Trust recommends installing a bat brick/box at least 4 m above the ground, away from artificial light sources, sheltered from strong winds and exposed to the sun for part of the day, facing south, south-east or south-west. Swift nest boxes are best positioned under the eaves or on walls facing north, northeast or north-west out of direct sunlight, five metres above the ground, with clear adjacent airspace so swifts can access them in a high-speed direct flight.

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". The signature is written in a cursive style with a horizontal line underneath the name.

Nicholas Parker
Planning Manager

N.B. See Attached Notes