

BEN LOWE
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STAMFORD BRIDGE
YO41 1DS

Application	H/26/101291
Please ask for	Charlie Vallis
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Wednesday 1 July 2026

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

Application No. H/26/101291

In pursuance of their powers under the above Act and in accordance with your application received on Monday 11 May 2026 the Council, as Local Planning Authority hereby **Refuse Planning Permission For** the following :

Description: Construction of detached timber car port to front garden, for use by a motorhome.
Site: 28 MORTIMERS LANE, FAIR OAK, EASTLEIGH, SO50 7BD

For the following reasons:

- 1 Owing to its excessive height, scale and prominent siting, the proposed carport would be an incongruous feature within the street scene, representing a significant departure from the prevailing pattern of development along this section of Mortimers Lane and resulting in an adverse impact on the character and appearance of the surrounding area. As such the proposed development is contrary to policy DM1 of the Eastleigh Borough Local Plan Review [2016-2036] and 'Quality Places' SPD [2012].

Note to Applicant: The application was refused following the assessment of the following plans: Location Plan, Block Plan, Site Plan, Elevation Drawings - East and West, Elevation Drawings - North and South, Proposed floor plan and Proposed roof plan. 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. In this instance the application has been refused as it is

contrary to the relevant policies of the Local Plan and the planning harm was unable to be resolved in a timely manner.

Yours faithfully

A handwritten signature in black ink, appearing to read "N Parker", with a horizontal line drawn underneath the name.

Nicholas Parker
Planning Manager

N.B. See Attached Notes