

PAUL TOSSWELL
18 ARDNAVE CRESCENT
BASSETT
SOUTHAMPTON
SO16 7FJ

Application	F/26/101731
Please ask for	Clare Martin
Direct dial	023 8068 8256
Working hours	Mon to Fri 8:30am to 5pm
Email	clare.martin@eastleigh.gov.uk

Friday 9 October 2026

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

Application No. F/26/101731

In pursuance of their powers under the above Act and in accordance with your application received on Monday 20 July 2026 the Council, as Local Planning Authority hereby **Refuse Planning Permission For** the following :

Description:	Installation of jetty
Site:	FAIRPORT HOUSE, LANDS END ROAD, BURSLEDON, SOUTHAMPTON, SO31 8DN

For the following reasons:

- 1 The proposed jetty would introduce a urbanising feature into a less developed part of the river frontage (outside of the settlement boundary), which would be detrimental to the landscape character of the River Hamble. The proposal is therefore contrary to NDMP S5 & DP3, and Policies S5, S7, DM1 & DM35 of the Local Plan.
- 2 Based on the limited information received, the proposed jetty would have a determinantal impact on important habitats that form part of the Solent and Southampton Water Ramsar and Special Protection Area (SPA), Solent Maritime Special Area of Conservation (SAC), Lincegrove and Hackett's Marshes Site of Special Scientific Interest (SSSI) and Solent Wader and Brent Goose Network site E10. The proposal is therefore contrary to NDMP N2, N5 & N6 and Policy DM11 of the Local Plan.

- 3 The proposed jetty and subsequent loss of open water would have a detrimental impact upon the enjoyment and recreation use of existing small craft. The proposal is therefore contrary to NDMP S5 & DP3 and Policy S7.

Note to Applicant: In accordance with Policy DM3(1)(a) of the National Planning Policy Framework (August 2026), 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. The Application was determined on the following plans: location plan and proposed access jetty and pontoon plan referenced 10951/26/2.

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