

MISS JENNA LAI
CPC PLANNING CONSULTANTS
UNITS 5
CLOVELLY BUSINESS PARK
CLOVELLY ROAD,
SOUTHBOURNE
PO10 8PE

Application DC/23/95930
Please ask for Rebecca Altman
Direct dial 023 8068 8266
Working hours Tue 9am-3pm; Wed-Fri
9am-5pm
Email rebecca.altman@eastleigh.gov.uk

Tuesday 7 February 2024

Dear Jenna

Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

In pursuance of their powers under the above Act and in accordance with your application received on 01 September 2023 and made valid on 13 September 2023, the Council, as Local Planning Authority hereby confirm the status of the following conditions in respect of:

Application No: DC/23/95930
Description: Application for discharge of Conditions 3 and 4 (Contaminated land), 5 (CEMP), 6 (Materials), 8 (Boundary treatment), 12 (Car Park and Delivery Management Plan), 14 (Hard surfacing), 15 (Noise), 21 (Cycle storage) and 25 (Lighting) of planning permission F/22/94159 for 'Single storey extension to existing commercial building (Use Class E, excluding E(b), (d), (g)ii, iii and (f)), including new refuse and cycle storage'.
Site: GROUND FLOOR, 103 BOURNEMOUTH ROAD,
CHANDLER'S FORD, EASTLEIGH, SO53 3AE

Condition	Details	Compliance and Date
3 – Contaminated land	Phase 1 and 2 Land Contamination Assessment, Geo-Logic, August 2023, ref. p48.0.0. Please note the following advice from the Council's Environmental Health Officer:	Discharged 31/10/2023

	- A watching brief should be maintained during the development for the detection and appropriate treatment of any unexpected contamination, as mentioned in Section 6.2 of the report. - Any waste materials should be appropriately classified and disposed of, as referred to in Section 6.5. As the report did not make any reference to imported soils, it is inferred that soils are not to be imported onto the site.	
4 – Contaminated land verification	The following would be required as part of a verification report: - Information to confirm that the watching brief has been followed, and to report on any findings or actions taken as a result; and - Evidence of waste disposal (waste transfer tickets etc).	Not yet discharged; advise separate application.
5 – Construction Environmental Management Plan (CEMP)	• Construction Environmental Management Plan, PLC Architects, 20 September 2023.	Discharged 02/11/2023
6 – Materials	• Proposed External Materials Schedule dated 10/08/2023. • Wienerberger Witton Multi Stock Technical Information Sheet. • Roof membrane Colour Guide (Lead Gray).	Discharged 31/10/2023
8 – Boundary Treatment	• 22.3377.109 Rev. P1 (Proposed Site Plan excluding new soft landscaping)	Discharged 07/02/2024
12 – Car Park and Delivery Management Plan	• Car Park and Delivery Management Plan (Transport Planning Associates, ref. 2208-062/CPMP/01, September 2023). • 2208-062 PL08 Rev. B (Proposed Access, Signage and Directional Arrows). Note that the S278 process is ongoing, and may result in updates to the approved details. Any updates would require agreeing by the LPA through an updated conditions discharge submission.	Discharged 07/02/2024

14 – Hard Surfacing	• Hard surface materials as shown on Plan ref. 22.3377.106 P2. • Modal Piora Specification Sheet (Mid Grey Granite).	Discharged 31/10/2023
15 – Noise	• Noise Impact Assessment (KR Associates, ref. KR07215, Version 1.2, 2nd February 2023). • Email dated 25 January 2024 noting opening hours and confirming that the only plant operating at night will be the refrigeration system.	Discharged 07/02/2024
21 – Cycle Storage	• Cycle storage as shown on plan ref. 22.3377.109 Rev. P1 (Proposed Site Plan).	Discharged 07/02/2024
25 – Lighting	• Outdoor Lighting Report (Gemma Lighting, ref. LM250723-1 v4, 21 September 2023). • Horizontal Luminance (lux) Plan ref. LM250723-1 v4. • Email dated 25 January 2024 confirming that lights would be switched off outside of the opening hours of 07:00 to 22:00.	Discharged 07/02/2024

Yours sincerely



Nicholas Parker
Planning Manager