

MR PAUL BLAY  
35 CRANMER DRIVE  
NURSLING  
SOUTHAMPTON  
SO16 0TD

|                |                                       |
|----------------|---------------------------------------|
| Application    | H/24/96698                            |
| Please ask for | Dorothy Hei-Tung-Hoh                  |
| Direct dial    | 023 8068 8314                         |
| Working hours  | Mon to Fri 8:30am to 5pm              |
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Monday 11 March 2024

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

Application No. H/24/96698

In pursuance of their powers under the above Act and in accordance with your application received on Monday 15 January 2024 the Council, as Local Planning Authority hereby **Permit** the following :

**Description:** Partial two storey and single storey rear extensions.  
Replacement of existing single storey side addition (AMENDED DESCRIPTION)  
**Site:** 1 CASTLE ROAD, NETLEY ABBEY, SOUTHAMPTON, SO31 5EG

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 02931\_B, 02930\_B, 02927\_B, 02925\_B, 02926\_B, 02929\_B, 02928\_B, 02924\_B and LOC 001.

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.

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

- 4 The proposed side facing first-floor window which is to service an ensuite, shall be obscure glazed to Pilkingtons Level 3 or greater, and no opening parts less than 1.7 metres above the floor level of the room.

Reason: To protect the amenity and privacy of the adjoining residential properties.

- 5 No development shall start until a precautionary working method for hedgehogs has been submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details.

Reason: To protect and enhance 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 called. 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: New exterior lighting should be avoided, but if necessary for security purposes, then the latest updated lighting guidance note (GN08/23) should be followed. This is available at <https://theilp.org.uk/publication/guidance-note-8-bats-and-artificial-lighting/>

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](http://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 38 of the National Planning Policy Framework (September 2023), 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