

ROBERT TUTTON
TOWN PLANNING CONSULTANTS LTD.
23 ROMSEY AVENUE
FAREHAM
PO16 9TR

Application	F/24/96999
Please ask for	David Huckfield
Direct dial	023 8068 8811
Working hours	Mon to Fri 8:30am to 5pm
Email	david.huckfield@eastleigh.gov.uk

Thursday 9 May 2024

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

Application No. F/24/96999

In pursuance of their powers under the above Act and in accordance with your application received on Friday 1 March 2024 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Retention of replacement roof to the stable building and removal of the rear (northwest) dormer (Resubmission of application F/23/95495).

Site: The Stables, Grange Road, Bursledon, Eastleigh, SO31 8GD

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: SD-2330-00 D, SD-2330-01 E.

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

- 2 The development hereby approved shall be completed within 6 months of the date of this decision.

Reason: In the interests of the amenity of the area.

- 3 The swift box, owl box and bat tubes/box as denoted on approved drawing SD-2330-01 E shall be installed within a period of 6 months of the date of this decision and shall thereafter be retained.

Reason: To provide for a net gain for biodiversity.

- 4 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.

- 5 The building hereby approved shall be for private use only for the purposes of the stabling of horses, with the tack room and hay loft being ancillary to this use. It shall not at any time be used for any other purpose including as an equestrian centre, commercial livery or schooling.

Reason: In the interests of highway safety and to protect the character of the countryside.

Note to Applicant: In accordance with paragraph 38 of the National Planning Policy Framework (December 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.

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: This planning permission relates only to the works to the application building and therefore does not purport to grant consent for any works denoted on the site layout plan that are outside of the red line and for which separate express planning permission is required.

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