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Date 26 September 2024

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Dear Ms Campbell-Best,

169 UNDERWOOD ROAD, BISHOPSTOKE, EASTLEIGH, SO50 6GR

Erection of 1no. three bedroom dwelling with associated parking

In regard to application F/24/98076, as the application is for 5 dwellings or less, there is no required change of vehicle access onto the highway, and the development does not access directly onto a classified road, HCC's Highway Standing Advice should be referred to in the first instance. This can be viewed via the following link under the heading Consultation with the Highway Authority -

<https://www.hants.gov.uk/transport/developers/consultation>

However, in regard to the application, having undertaken an initial review, the proposals for the new dwelling appear acceptable, utilising the existing drop kerb vehicle crossover to access a driveway capable of accommodating two vehicles side by side. It is also noted that landscaping will push the driveway exit approximately 1.5m away from the school access gates, and that frontal landscaping shall be kept to a maximum of 0.6m. This is welcomed as it will add extra visibility of pedestrian movements which will be high at times in this area due to the proximity of the school access. It would however be requested that a condition is put in place to ensure the landscaping is indeed retained at this height or less.

Additionally, it is noted that the parking area utilised for the new dwelling is the current parking area for the host dwelling (No. 169). As such, the Case Officer may wish to enquire as to where the lost parking will be relocated to. It could be that this would be via an additional drop kerb to the direct front of No. 169, with a new driveway put in place through the conversion of the front garden (which would not require planning permission), but the Case Officer may wish to clarify this and also add it as a condition

to ensure no overall parking shortage results should the application proceed.

Yours sincerely,

Matt Grantham