

Case Officer
Planning Department
Eastleigh Borough Council
Eastleigh House
Upper Market Street
Eastleigh
SO50 9YN

Our Ref:

Your Ref:

Email: kim@southernplanning.co.uk

Date: 11 November 2024

Status:

Dear Sir or Madam

Planning Portal Ref: PP – 13540992

Application: Certificate of lawfulness for the proposed use of the land to station a mobile home for use incidental to the main dwelling.

Site: Michaels House, Maddoxford Lane, Botley, SO32 2DB

The above application is being submitted to the Council today, via the Planning Portal.

The application should be read in conjunction with the documents listed below. In particular, **please note that the applicants have received pre-application advice in respect of the existing ancillary outbuildings to be removed** (as shown on the submitted Block Plan Ref: 3537.24-HTB-PLPB-OPT1-6) which confirms that demolition consent is not required for that (see email from the planning authority included at appendix J to the Planning Statement).

The images published by Google Maps Streetview dating from 2008 to 2023, as shown in the document at **Appendix I** to the Planning Statement, identify that the larger of the existing outbuildings to be removed has been under long-term residential use for domestic storage and parking of private vehicles ancillary to the residential occupation and enjoyment of the dwelling to the present. It is understood the existing lean-to extensions, also to be removed, have also been used ancillary to the residential occupation and enjoyment of the dwelling during this time to the present. The ancillary outbuildings therefore form part and parcel with the dwelling.

1. Covering letter – this one – dated **11.11.2024**
2. Planning Statement
3. Appendix A – East Hertfordshire DC **Appeal Decision Ref: APP/J1915/X/11/2159970** dated 07 December 2011 for the site at 4 Waterworks Cottage, Redricks Lane, Sawbridge, Hertfordshire, CM21 0RL
4. Appendix B - **Certificate of Lawfulness document granted by Eastleigh Borough Council Ref: LDC/23/96616** dated 19 December 2023 for the site at 19 Rose Close Bishopstoke Eastleigh SO50 6JP

5. Appendix C - **Certificate of Lawfulness document granted by Eastleigh Borough Council Ref: LDC/21/91697** dated 11 October 2021 for the site at Monk-Bar Beacon Road West End SO30 3BQ
6. Appendix D - **Certificate of Lawfulness document granted by Eastleigh Borough Council Ref: LDC/24/97391** dated 13 May 2024 for the site at 1 Manor Crescent, Bursledon, Southampton, SO31 8DQ
7. Appendix E – Elmbridge BC **Appeal Decision Ref: APP/K3605/X/12/2181651** dated 15 April 2013 for the site at Sandy Holt, 9 Blackhills, Esher, KT10 9JP
8. Appendix Fa - Letter from the manufacturers, Homelodge Ltd, dated **7 November 2024**.
9. Appendix Fb - Lifting Methodology for Twin Bay Homelodge Mobile Home
10. Appendix G - West Devon BC **Appeal Decision Ref: APP/Q1153/C/08/2064995 and 6 and A/08/20654993/NWF** dated 01 September 2008 for the site at 7 Burnshall Cottages, Chillaton, Lifton PL16 0HX
11. Appendix H - Poole BC **Appeal Decision Ref: APP/Q1255/X/16/3142534** dated 16 December 2016 for the site at 542 Blandford Road Poole BH16 5EG
12. Appendix I – Michaels House Google Maps going back in time
13. Appendix J – EBC email 08.02.2024 advising demolition consent is not required
14. Site Location Plan Ref: 3537.24-HTB-PLLP-OPT1-6 scaled 1:1250 @ A3
15. Block Plan Ref: 3537.24-HTB-PLPB-OPT1-6 scaled 1:500 @ A3
16. Bays Plan Ref: 3537.24-HTB-PLBAY-OPT1-6 scaled 1:50 @ A3
17. Elevations Plan A-B Ref: 3537.24-HTB-PELE-OPT1-6 scaled 1:50 @ A3
18. Elevations Plan C-D Ref: 3537.24-HTB-PELE-OPT1-6 scaled 1:50 @ A3
19. Floor Plan Ref: 3537.24-HTB-PLPL-OPT1-6 scaled 1:50 @ A3
20. Homelodge Section
21. Cil Questions

I trust the submitted information and documents provides sufficient precise and unambiguous information for the application to be supported but please contact me as soon as possible if anything further is required.

Yours sincerely



**Kim Blunt, MSc DP
Planning Consultant**

