
From: Steve Carrington <Steve.Carrington@planningbycarrington.co.uk>
Sent: 21 January 2025 08:50
To: West-1
Cc: Parker, Nicholas; Douglas, Sarah
Subject: RE: Planning Inspectorate APP/W1715/W/24/3355089: 10-12 Botley Road, SO30 2HE
Attachments: 10-12 Botley Road PINS response re SOC etc 21Jan25.pdf
Importance: High

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Good morning,

Further to recent correspondence had, please find attached a copy of my final thoughts in respect of the LPA's statement-of-case:

I trust that their content will suffice?

With kind regards,

Steve Carrington BA(Hons) DipTP MRTPI
DIRECTOR OF REGENERATION

From: West1@planninginspectorate.gov.uk <West1@planninginspectorate.gov.uk>
Sent: 09 January 2025 13:33
To: Steve Carrington <Steve.Carrington@planningbycarrington.co.uk>
Subject: Planning Inspectorate APP/W1715/W/24/3355089: 10-12 Botley Road, SO30 2HE

The Planning Inspectorate (England)
Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN

The Planning Inspectorate (Wales)
Crown Buildings, Cathays Park, Cardiff, CF10 3NQ

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Planning-by-Carrington

Yarmouth House

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Solent Business Park

Whiteley

PO15 7AE

21st, January 2025

SENT ONLY VIA E-MAIL

Dear Ms. Hutton,

Re: Town and Country Planning Act 1990 – Appeal by Mr. B. Prebble – Site address: 10-12 Botley Road, Hedge End, Hampshire, SO30 2HE

Further to your recent letter, dated 9th, January 2025 – enclosing the LPA's statement of case – I would wish to make but a few comments:

- With regard to the matter of five-year housing land supply, and the council's admission "**that it is unable to demonstrate the requisite minimum**" in this regard, I would wish to point out that the provision of new housing is a matter of national importance, and that support should be offered for such even if – as they say – these "**three dwellings would only have a minimal impact upon the Council's housing provision**", as doing so would create three family homes, in a sustainable location, thereby both bringing these properties back to what they once were, whilst also regularising the use that has existed for many years: 3 family homes, in this locale, will not solve Eastleigh's dire housing-position, but it will be a step in the right direction, and it will give three families the chance to have a good, robust, and proper home, and such an aspiration must – I would sincerely hope – be seen as a very worthy and worthwhile one?
- As for their mention of planning policies, it is still the case that DM8 does not preclude residential development, as it rather seeks to support such just so long as "**measures can be taken to mitigate the polluting effects [in this instance, noise]**", and that is exactly what I have sought to do, by way of a professional assessment, thereby ensuring that my desire to bring these houses back into a use that they first had – and which has continued, albeit in a less formal manner (and for many a year) – is to be done properly, professionally, and with due regard to their setting; and
- Dealing now with the suggested conditions, I am happy to advise that all of those suggested are acceptable as written.

As such, I would like to thank you for the opportunity to make these further comments, and would respectfully request that this scheme is given your support, thereby aiding in the delivery of three additional high-quality family homes.

Yours sincerely,

Mr. S. Carrington BA(Hons) DipTP MRTPI

Cc: Mr. N. Parker, Planning Manager, Eastleigh Borough Council (and via e-mail)

