

MR DAVID WINDSOR
DAVID WINDSOR
61 ST ANDREWS ROAD
BOTLEY
SOUTHAMPTON
SO32 2ST

Application	H/25/98717
Please ask for	Charlie Vallis
Direct dial	023 8068 8238
Working hours	Mon to Fri 8:30am to 5pm
Email	charlie.vallis@eastleigh.gov.uk

Monday 10 March 2025

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

Application No. H/25/98717

In pursuance of their powers under the above Act and in accordance with your application received on Tuesday 14 January 2025 the Council, as Local Planning Authority hereby **Permit** the following :

Description:	Single storey rear extension following the removal of existing conservatory.
Site:	57 DEVON DRIVE, CHANDLER'S FORD, EASTLEIGH, SO53 3GQ

Subject to due compliance with the following conditions:

- The development hereby permitted shall be implemented in accordance with the following plans numbered: Location Plan, D.D.001 Rev A and D.D.02 Rev D.

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

The materials to be used must match as closely as possible, in type, colour and texture those listed in the 'Materials' section of the application form and on the plan numbered 'D.D.02 Rev D'.

Reason: To ensure a satisfactory visual relationship of the new development to the existing.

Note to Applicant: Please be aware that your property is understood to have a restrictive covenant which prevents any additions or alterations to the property without consent of the Council, this is in addition to planning permission consent. You will therefore need to contact Asset Management directly (Asset.Management@eastleigh.gov.uk) to obtain their consent prior to proceeding with the approved planning application under application no. H/24/98717.

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 informed. 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: The Wildlife and Countryside Act (1981 as amended) is the primary legislation that protects wild animals, plants, and habitats in the UK. It lists the species which are protected by law along with their resting places and the non-native invasive species which must not be allowed to spread into the wild. If you suspect that protected or invasive species may be affected by your development, it is your responsibility to get an ecology survey and implement the recommended mitigation measures. The following resources may be helpful for further guidance: The Wildlife Trusts <https://www.wildlifetrusts.org/uk-wildlife-law>

Note to Applicant: In accordance with paragraph 39 of the National Planning Policy Framework (December 2024), 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