

PHILIP LAURENSEN
ADP CHARTERED ARCHITECTS LTD
RICHMOND COURT
94 BOTLEY ROAD
PARK GATE
SOUTHAMPTON
SO31 1BA

Application	L/25/99198
Please ask for	Gary Osmond
Direct dial	023 8068 8490
Working hours	Mon to Fri 8:30am to 5pm
Email	gary.osmond@eastleigh.gov.uk

Monday 2 June 2025

Planning (Listed Building and Conservation Areas) Act 1990

Application No. L/25/99198

In pursuance of their powers under the above Act and in accordance with your application received on Monday 7 April 2025 the Council, as Local Planning Authority hereby **Grant Listed Building Consent** the following :

Description:	Listed Building Consent: Conversion from restaurant to 2no. residential dwellings (1no. 4-bedroom and 1no. 2-bedroom) with two-storey rear extension, addition of pitched roof to existing single storey rear projection, elevational alterations and internal changes to facilitate conversion (amendment to previously approved consent L/21/91048)
Site:	1 ROPE WALK, HAMBLE-LE-RICE, SOUTHAMPTON, SO31 4HB

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 1799-L01a, 1799-01e, 1799-02d, 1799-03b & 3895/02.
Reason: For the avoidance of doubt and in the interests of proper planning.
- 2 The development hereby permitted shall start no later than three years from the date of this decision.

Reason: To comply with Section 18 of the Planning [Listed Building and Conservation Areas] Act 1990.

- 3 No works to the rear extension hereby approved shall start until details of the materials to be used in the construction of the external surfaces of the development have been submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details.
Reason: To ensure a satisfactory visual appearance in the interest of the amenities of the area
- 4 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.
- 5 Note to Applicant: It is requested that the building works are carried out considerably to minimise disruption to the occupiers of the neighbouring properties. The council operates a code of best practice, which is available on the council's website by following the links to 'Planning and building' and then 'Building Control' where the 'Considerate Builders Advice Note' can be found.

Yours faithfully

A handwritten signature in black ink, appearing to read "N. Parker", with a horizontal line underneath the name.

Nicholas Parker
Planning Manager

N.B. See Attached Notes