

DEBRA HIGGINBOTHAM
SLR CONSULTING LIMITED
MOUNTBATTEN HOUSE
GROSVENOR SQUARE
SOUTHAMPTON
SO15 2JU

Application DC/22/93211
Please ask for Liz Harrison
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Friday 20 June 2025

Dear Sir/Madam

Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

In pursuance of their powers under the above Act and in accordance with your application received on 09 June 2022 and made valid on 10 August 2022, the Council, as Local Planning Authority hereby confirm the status of the following conditions in respect of:

Application No: DC/22/93211
Description: Discharge of conditions 7 (Levels & Retaining Walls), 8 (Access roads/lighting), 9 (Foul and Surface drainage) and 16 (Central garden spaces for Blocks B, C, D & E) of planning permission F/19/86233 for demolition of existing buildings and dwelling with the construction of a mixed use retail and residential development comprising an A1 retail convenience store and flexible retail floorspace (A1 and A2 Use Class), and 67 residential units (C3 Use Class) with associated access, parking, landscaping, drainage, and ancillary infrastructure including pedestrian and cycle links.
Site: Land to the North and East of Boorley Green, Winchester Road, Botley, SO32 2UA

Condition	Details	Compliance and Date
7 (Levels & Retaining Walls)	- Drawing 6663-MJA-SW-XX-DR-C-400 rev C6 "External Works and Surfacing Plan – Sheet 1" - Drawing 6663-MJA-SW-XX-DR-C-401 rev C5 "External Works and Surfacing Plan – Sheet 2"	Approved 20.6.25

	• Drawing 6663-MJA-SW-XX-DR-S-1170 rev C3 "Retaining Wall Layout" • Drawing 6663-MJA-SW-XX-DR-S-1171 rev C4 "Retaining Wall Details Sheet 1 of 2" • Drawing 6663-MJA-SW-XX-DR-S-1172 rev T1 "Gabion Wall 1 Elevation Sheet" • Drawing 6663-MJA-SW-XX-DR-S-1173 rev T1 "Gabion Wall 2 Elevation Sheet" • Drawing 6663-MJA-SW-XX-DR-S-1174 rev T1 "Gabion Wall 3 Elevation Sheet" • Drawing 6663-MJA-SW-XX-DR-S-1175 rev T1 "Gabion Wall 4 Elevation Sheet" • Drawing 6663-MJA-SW-XX-DR-S-1176 Rev T1 "Gabion Wall 5 Elevation Sheet" • Drawing 6663-MJA-SW-XX-DR-S-1179 rev C4 "Retaining Wall Stair Details" • Drawing VYH23647 11E-Sheet 1 "Landscape Proposals Sheet 1" • Drawing VYH23647 11E-Sheet 2 "Landscape Proposals Sheet 2" • Drawing VYH23647 11E-Sheet 3 "Landscape Proposals Sheet 3" • Drawing VYH23647 11E-Sheet 4 "Landscape Proposals - Sheet 4" • Drawing VYH23647 12F-Sheet 1 "Hard Landscape Proposals – Sheet 1" • Drawing VYH23647 12F-Sheet 2 "Hard Landscape Proposals – Sheet 2" • Drawing VYH23647 12F-Sheet 3 "Hard Landscape Proposals – Sheet 3" • Drawing VYH23647 12F-Sheet 4 "Hard Landscape Proposals – Sheet 4" • Drawing VYH23647 21E-Sheet 1 "Open Spaces Proposals – Sheet 1" • Drawing VYH23647 21E-Sheet 2 "Open Spaces Proposals – Sheet 2" • Drawing VYH23647 21E-Sheet 3 "Open Spaces Proposals – Sheet 3" • Drawing VYH23647 21E-Sheet 4 "Open Spaces Proposals – Sheet 4" • Additional information note from SLR Consulting dated 16.12.24 providing details of joint between fence post and top of retaining wall and details of capping and details of facing stone specification for gabion baskets and materials used in construction of steps to the north of Block E and the adjacent retaining wall.	
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	Additional information note from SLR Consulting dated 17.3.25 providing details of facing stone specification for gabion baskets.	
8 (Road and Lighting Details)	- MJA Consulting's Note "Boorley Green Gateway – Vistry Southern – Planning Condition No8 – Highways" (reference AMc/ST/24:0027A/7108, dated 10.1.24) - Additional information note from SLR Consulting dated 14.7.23 confirming reasons for proposed lighting strategy. - Drawing 6663-MJA-SW-XX-DR-C-001 rev C9 "Engineering Layout Sheet 1" - Drawing 6663-MJA-SW-XX-DR-C-002 rev C11 "Engineering Layout Sheet 2" - Drawing 6663-MJA-SW-XX-DR-C-005 rev C2 "Street Lighting" - Drawing 6663-MJA-SW-XX-DR-C-100 rev P1 "Longitudinal Sections" - Drawing 6663-MJA-SW-XX-DR-C-200 rev C2 "Highway Construction Details" - Drawing 6663-MJA-SW-XX-DR-C-400 rev C6 "External Works and Surfacing Plan – Sheet 1" - Drawing 6663-MJA-SW-XX-DR-C-401 rev C5 "External Works and Surfacing Plan – Sheet 2" - Drawing 5087.665 "Winchester Road S278 Improvement Works Agreement Plan Sheet 1"	Approved 20.6.25
9 (Foul and Surface Drainage)	- Drawing 6663-MJA-SW-XX-DR-C-001 rev C9 "Engineering Layout Sheet 1" - Drawing 6663-MJA-SW-XX-DR-C-002 rev C11 "Engineering Layout Sheet 2" - Drawing 6663-MJA-SW-XX-DR-C-003 rev P1 "Storm Drainage Sheet 1" - Drawing 6663-MJA-SW-XX-DR-C-004 rev P2 "Storm Drainage Sheet 2" - Drawing 6663-MJA-SW-XX-DR-C-006 rev P5 "Storm Outfall" - Drawing 6663-MJA-SW-XX-DR-C-020 rev P1 "Manhole Schedule" - Drawing 6663-MJA-SW-XX-DR-C-201 rev P1 "Drainage Construction Details" - Drawing 6663-MJA-SW-XX-DR-C-202 rev C5 "Attenuation, Control and Land Drainage Details" - Drawing 6663-MJA-SW-XX-DR-C-203 rev C2 "Linear Drain and Retaining Wall Section"	Approved 26.4.24 N.B. The drawings referred to are only approved in relation to drainage. Other elements shown on the drawings are to be approved under other conditions.

	• Drawing 6663-MJA-SW-XX-DR-C-205 rev P1 "SWALE and Retaining Wall Detail" • PFA Consulting's "File Note Dealing Increased Surface Water Discharge Rate" (reference B717-FN02 Increased SW Discharge Rate-Issue 2, dated December 2022) • MJA Consulting's "Surface Water Drainage Technical Note" (ref. AMc/ST/23:0918/6663, dated 7th December 2023) • MJA Consulting's "SuDS Management & Maintenance Plan" (reference AMc/22/Suds Main/6663 rev D, dated April 2023)	
16 (Central garden spaces for Blocks B, C, D & E)	• Drawing 6663-MJA-SW-XX-DR-S-1170 rev C3 "Retaining Wall Layout" • Drawing 6663-MJA-SW-XX-DR-S-1171 rev C4 "Retaining Wall Details Sheet 1 of 2" • Drawing 6663-MJA-SW-XX-DR-S-1179 rev C4 "Retaining Wall Stair Details" • Drawing VYH23647 11E-Sheet 4 "Landscape Proposals Sheet 4" • Drawing VYH23647 12F-Sheet 4 "Hard Landscape Proposals – Sheet 4" • Drawing VYH23647 14D-Sheet 1 "Landscape Construction Details" • Drawing GROUP-VIS-S-EX-D2-A-FC-0263 "External Step Details" (but with railings as shown on Stair Image 1 and 2) • Drawing GROUP-VIS-S-EX-D2-A-FC-0264 rev 01 "External Step Section" (but with railings as shown on Stair Image 1 and 2) • Stair Image 1 – rec/d 23.12.24 • Stair Image 2 – rec/d 23.12.24 • ACD Environmental's Soft Landscape Specification (reference VYH23647 Spec rev C) • Additional information note from SLR Consulting dated 14.7.23 providing details of joint between fence post and top of retaining wall. • Additional information note from SLR Consulting dated 28.7.23 providing details of materials to be used for benches. • Additional information note from SLR Consulting dated 5.9.24 providing details of water tank proposed to be located between blocks C, D & E. • Additional information note from SLR Consulting dated 16.12.24 providing details	Approved 20.6.25

	of joint between fence post and top of retaining wall and details of capping and details of facing stone specification for gabion baskets and materials used in construction of steps to the north of Block E and the adjacent retaining wall. • Additional information note from SLR Consulting dated 17.3.25 providing details of facing stone specification for gabion baskets.	
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Where information has been submitted to discharge a condition, any approval given is subject to compliance with the approved details.

Yours faithfully



Nicholas Parker
Planning Manager