

CHRIS SAUNDERS
MOLTON
BROAD STREET MALL
READING
RG1

Application	F/25/99427
Please ask for	Gregg Chapman
Direct dial	023 8068 8236
Working hours	Mon to Fri 8:30am to 5pm
Email	gregg.chapman.contractor@eastleigh.gov.uk

Monday 30 June 2025

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

Application No. F/25/99427

In pursuance of their powers under the above Act and in accordance with your application received on Wednesday 21 May 2025 the Council, as Local Planning Authority hereby **Permit** the following :

Description:	Construction of a new access from Tower Lane to Unit 9 Barton Park, Eastleigh and associated works.
Site:	UNIT 9, BARTON PARK, CHICKENHALL LANE, EASTLEIGH, SO50 6RR

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered:
Location Plan
Swept Path Analysis 16.5m Articulated HGV - 2403063-TK01
Visibility Splays on Tower Lane Site Access – 2403063-01 A
Potential Car Parking Layout on Tower Lane Site Access - 2403063-03
Potential Site Access Design on Tower Lane - 2403063-02
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 91 of the Town and Country Planning Act 1990.

- 3
No use of the proposed access shall start until the access, including the footway and/or verge crossing shall be constructed and lines of sight of 2.4 metres by 43.0 metres provided in accordance with the approved plans. The lines of sight splays shown on the approved plans shall be kept free of any obstruction exceeding 1 metre in height above the adjacent carriageway and shall be subsequently maintained so thereafter.
Reason: To provide satisfactory access and in the interests of highway safety.
- 4
Any gates to be installed shall be set back a minimum distance of 18 metres from the highway.
Reason: To provide satisfactory access and in the interests of highway safety.
- 5
Note to Applicant: In accordance with paragraph 39 of the National Planning Policy Framework (Dec 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.
- 6
Note to Applicant: Subsequent permission will be required from Hampshire County Council (HCC) Local Highway Authority to actually undertake the access works on the highway. Given the nature of vehicles passing over the access (HGV's), the vehicle crossover will need to be strengthened accordingly, and works will need to be undertaken via a Minor Works S278. Details of this proposals can be found via the following web address:
<https://www.hants.gov.uk/transport/developers/section-278>. Any TRO would be implemented through HCC following the S278 and construction, if necessary.
- 7
Note to Applicant: Planning permission may be required for the new gates, indicated as being set back into the site depending on their height. You are advised to satisfy yourself, prior to installation, that

they do not require planning permission, or to secure the necessary planning permission.

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