

MR PHILLIP ROBINSON
PL ROBINSON DESIGN
14 DEACON CLOSE
SOUTHAMPTON
HAMPSHIRE
SO19 7BP

Application	H/25/99360
Please ask for	Dorothy Hei-Tung-Hoh
Direct dial	023 8068 8314
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Thursday 10 July 2025

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

Application No. H/25/99360

In pursuance of their powers under the above Act and in accordance with your application received on Thursday 15 May 2025 the Council, as Local Planning Authority hereby **Permit** the following :

Description: Change of use of front garden to parking and installation of dropped kerb

Site: 62 WILDERN LANE, HEDGE END, SOUTHAMPTON, SO30 4EJ

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be implemented in accordance with the following plans numbered: 303/01A, 303/02A, and 303/03.

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 The materials used for surfacing the driveway shall accord with the details submitted in the application form. The first metre of the driveway, measured from the back edge of the public footway, shall be constructed using a bound or other

non-migratory material to prevent the spread of loose material onto the public footway, and shall be retained as such thereafter.

Reason: To ensure a satisfactory form of development and in the interests of highway safety.

- 4 Prior to the first use of the approved driveway, at least one biodiversity enhancement measure (such as the planting of pollinator-friendly species) shall be implemented at the site and thereafter retained.

Reason: To protect and enhance biodiversity.

Note to Applicant: The applicant is advised that separate permission is required from Hampshire County Council as the Local Highway Authority for the creation of a vehicular access. This permission must be obtained prior to any works being carried out on the public highway. Further details are available at: <https://www.hants.gov.uk/transport/developers/section-184>

Note to Applicant: The applicant is advised that the Local Planning Authority has received a Linesearch Before U Dig (LSBUD) response indicating the possible presence of underground utilities near the site. It is the applicant's responsibility to ensure all necessary permissions and safety checks are obtained from relevant utility providers before any groundworks are undertaken.

Note to Applicant: The applicant is advised that gas infrastructure may be present in or near the site, as indicated by SGN's asset records. It is their responsibility to ensure all necessary precautions are taken in accordance with HSE guidance (HSG47) and that any works near gas mains comply with the safety advice issued by Scotia Gas Networks.

Note to Applicant: The applicant is advised that electricity distribution infrastructure may be present near the site. Scottish and Southern Electricity Networks (SSEN) have provided asset plans and safety guidance, and it is the applicant's responsibility to ensure that any contractors or groundworkers follow relevant precautions in accordance with HSE guidance (HSG47 and GS6).

Note to Applicant: It is requested that the building works are carried out considerately 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 www.eastleigh.gov.uk by following the links to Planning and Building, Building Control, then select 'Considerate Builders Advice Note'.

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