

MR ALBERT DUBE
30 NEWTOWN ROAD
EASTLEIGH
SO50 9BW

Application	F/25/99297
Please ask for	Gregg Chapman
Direct dial	023 8068 8236
Working hours	Mon to Fri 8:30am to 5pm
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Friday 11 July 2025

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

Application No. F/25/99297

In pursuance of their powers under the above Act and in accordance with your application received on Monday 9 June 2025 the Council, as Local Planning Authority hereby **Permit** the following :

Description:	Proposed change of use from C3 dwellinghouse to a three bedroom care home for disabled persons (Use Class C2).
Site:	30 NEWTOWN ROAD, EASTLEIGH, SO50 9BW

Subject to due compliance with the following conditions:

- 1 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.

- 2 The development hereby permitted shall be implemented in accordance with the following plans numbered:
 - Location & Block Plans 000
 - Existing GF Plan X01
 - Existing Plans X02
 - Proposed GF Plan P01
 - Proposed Plans P02
 - Proposed Site P00 Rev A

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

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The use hereby permitted shall be as a three bed three person Use Class C2 Residential Care Home and for no other purpose (including any other purpose in Use Class C2) of the Schedule to the Town and Country Planning (Use Classes) Order 1987, or in any provision equivalent to the Class in any statutory instrument revoking and re-enacting that Order with or without modification.

Reason: in the interests of amenity and to ensure that the Local Planning Authority retains control and can consider future use changes.

Note to Applicant: In accordance with paragraph 39 of the National Planning Policy Framework (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.

Note to Applicant: Biodiversity enhancements are recommended; planting more flowering plants in the garden to attract pollinators over a wide flowering season would be appropriate. Any new landscaping should be done with awareness of the SINC boundary and not introduce any non-native or invasive plants.

Yours faithfully

A handwritten signature in black ink that reads "N Parker".

Nicholas Parker
Planning Manager

N.B. See Attached Notes