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Direct Line	N/A	Your reference	F/25/99699
Date	4 August 2025	Email	eastleighdc@hants.gov.uk

For attention of Ms Stone

Dear Sirs

**Re: F/25/99699 At MAYFIELD, BOTLEY ROAD, FAIR OAK, EASTLEIGH,
SO50 7AP**

Conversion of existing detached single garage to form massage therapy room.

In regard to application F/25/99699, having reviewed the information contained within the application pack, whilst there would be no objection in principle to the proposals, it would be requested that further information be provided prior to a formal decision being issued by the Case Officer.

The application pack states that 4 parking spaces will be retained on site for the use of the existing residents plus customer use, with only one staff member being employed, and these spaces are shown on the 'Proposed Elevation and Floor Plan'. Given the driveway access with the neighbouring property, it is essential that the access for neighbours is kept fully clear, and this layout looks to be acceptable.

However, given the quantum of parking, it would appear that there is space for one customer only on site at any one time. It would therefore be requested that details of how this will be managed (i.e. break time between adjacent appointments) to ensure no obstructive or overspill parking onto Botley Road occurs.

Once the information is received, a re-assessment of the application can be undertaken accordingly.

It is also requested that the Case Officer considers applying a condition to ensure that the business is run in conjunction with the property occupier, and that at no point in time does it become an independent unit, as this could require further parking spaces to be required that could impact on the safe passage along Botley Road.

Condition**Massage Therapy Room**

The Massage Therapy Room hereby permitted shall only be used in conjunction with the existing dwelling or by a dependant relative of the occupiers of the existing dwelling and shall not be sold off, occupied or used for any other purpose.

Reason – In the interests of highway safety.

Yours faithfully,

Matt Grantham
Principal Transport Planner - Highway Development Planning
Hampshire 2050