

1st August 2025
Our Ref: 24.8052

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David Huckfield
Senior Planning Officer
Eastleigh Borough Council,
Eastleigh House,
Upper Market Street,
Eastleigh,
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SO50 9YN.

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Dear Mr Huckfield,

RE: S73 TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) AMENDMENT OF DETAILS RESERVED BY CONDITION 4 RELATING TO APPLICATION NO. L/25/98776 AT HAM FARM HARVESTER, TWYFORD ROAD, EASTLEIGH, SO50 4LF.

On behalf of our client, this letter is hereby submitted in support of a Section 73 application for the Variation Condition 4 of Planning Permission L/25/98776, which seeks a minor amendment to the approved paint removal product.

The description of development reads:

'Internal redecoration to the pub and restaurant along with external alterations including new glazed panel to lobby entrance, installation of external lighting and provision of new circular paving beds and inset plant beds.'

Planning permission for the above proposal was granted on 2nd July 2025.

Condition 4 – Paint removal product

Condition 4 relates to the product used to remove the paint, and currently specifies that the removal of exterior paint must be carried out using the product 'Peelaway 7' in accordance with the manufacturer's specification, and is worded as follows:

'The removal of the exterior paint from the Listed Building shall be undertaken utilising the specified product 'Peelaway 7' (Poultice Paint Removal System) and shall be carried out in accordance with the manufacturer's specification'

As part of the approved works, a test patch was undertaken using Peelaway 7 in line with the condition. However, the results indicated that this product was not fully effective in removing the paint due to a greater build-up of historic paint layers than initially anticipated.



The manufacturer's recommendation states to use Peelaway 1, a stronger but otherwise equivalent product designed for more stubborn paint removal. Peelaway 1 shares the same method of application and is also a low-odour, water-based poultice system. It has been successfully used on a number of sensitive heritage projects, including those overseen by English Heritage.

Given that both products are part of the same system and applied in an identical manner, we believe the use of Peelaway 1 represents a reasonable and heritage-sensitive alternative to ensure effective paint removal while preserving the historic fabric of the building.

Proposed Revised Wording of Condition 4

This application seeks Condition 4 to be reworded as follows:

'The removal of the exterior paint from the Listed Building shall be undertaken utilising the specified 'Peelaway 1' (Poultice Paint Removal System), and shall be carried out in accordance with the relevant manufacturer's specification.'

The following information is provided to support the variation to Peelaway 1, and includes:

- Product Information
- Application
- Removal
- Label Information

The application has been submitted via planning portal, relevant reference no. PP- 14224551 and the appropriate fee has also been paid online.

Yours sincerely

Lauren Hennessey

Graduate Planner

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