

Enquiries to	Andy Denton	My reference	CONS/2025/0693
		Your reference	F/25/100141
Date	15 October 2025	Email	planning.policy@hants.gov.uk

Dear Sir/Madam,

Residential development of 192 dwellings comprising houses and apartments, to include access, parking, landscaping and other associated works, along with off-site footway and bridleway improvements at Land south east of Kings Copse Avenue, Hedge End.(F/25/100141)

Thank you for consulting Hampshire County Council as the mineral planning authority (MPA) regarding the above planning application.

The proposed development lies within the mineral and waste consultation area – minerals section. This area is informed by the mineral safeguarding area (MSA) as defined through **Policy 15: Safeguarding – mineral resources** of the adopted Hampshire Minerals and Waste Plan (2013) (HMWP) and indicates where viable, safeguarded mineral resources are likely to be present.

The purpose of this policy is to protect economically viable mineral resource deposits from needless and unnecessary sterilisation, in line with Chapter 17 of the [National Planning Policy Framework](#) (NPPF). The policy seeks to maximise the recovery of viable mineral resources prior to development, this concept is known as prior extraction.

Hampshire County Council, as the MPA, acknowledge the Minerals Safeguarding Report (Soils Limited, ref. 22023/MSR Rev1.0, dated July 2025) concluded prior extraction is unsuitable, a conclusion that we agree with.

Director of Hampshire 2050
Gary Westbrook

The applicant has also provided a Minerals Recovery Statement (Soils Limited, ref. 22023/MRS Rev1.0, dated July 2025), which demonstrates consideration of the opportunities for mineral extraction prior to and/or as part of the proposed development ('incidental extraction').

The Minerals Recovery Statement provides a comprehensive methodology for how mineral resources should be handled as part of the development and we are happy for this document to be used within the development's Construction Environmental Management Plan.

Hampshire County Council therefore request the following conditions to be included in any permission for this planning application:

- i. the development shall adhere to the methodology outlined within the agreed Minerals Recovery Statement to ensure that minerals that can be viably recovered during the development operations are recovered and put to beneficial use; and
- ii. as agreed within the Minerals Recovery Statement, on the 1st April of each year, following commencement of the development, the tonnes of minerals extracted, quantity re-used on site, and if exported from site its location of processing, shall be reported to the Mineral Planning Authority. The reporting of such shall be required until such time as the development is considered to be completed by the Local Planning Authority.

Reason: To ensure that minerals that can be viably recovered during the development operations are recovered and put to beneficial use in accordance with Policy 15 (Safeguarding – mineral resources) of the Hampshire Minerals and Waste Plan (2013)

Hampshire County Council is available to discuss this further with Eastleigh Borough Council, as well as the applicant.

Further information on Hampshire County Council's approach to safeguarding is available in the adopted [Minerals and Waste Safeguarding in Hampshire Supplementary Planning Document](#) (SPD), which can be found on our [website](#).

Yours faithfully,

Andy Denton
Principal Policy Planner