

RACHAEL LEWIS
56 WINCHESTER ROAD
CHANDLER'S FORD
EASTLEIGH
SO53 2GN

Application	H/25/99526
Please ask for	Gregg Chapman
Direct dial	023 8068 8236
Working hours	Mon to Fri 8:30am to 5pm
Email	gregg.chapman.contractor@eastleigh.gov.uk

Tuesday 18 November 2025

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

Application No. H/25/99526

In pursuance of their powers under the above Act and in accordance with your application received on Thursday 21 August 2025 the Council, as Local Planning Authority hereby **Permit** the following :

Description:	Proposed erection of a solar carport on existing hardstanding to the southwest of the property. Two-storey side extension to the east elevation to accommodate a relocated staircase. Single-storey front extension to the south-east elevation to provide a master bedroom with ensuite bathroom.
Site:	56 WINCHESTER ROAD, CHANDLER'S FORD, EASTLEIGH, SO53 2GN

Subject to due compliance with the following conditions:

- 1 The development hereby permitted shall be carried out in accordance with the following plans numbered:
Location Plan
Block Plan received (received 16th November 2025)
1 – North Elevations (received 7th September 2025)
2 – East Elevations (received 7th September 2025)
3 – South Elevations (received 7th September 2025)
4 – West Elevations (received 7th September 2025)
5 – Ground Floor Plan – Existing & Proposed (received 7th September 2025)
6 – First Floor Plan – Existing & Proposed (received 7th September 2025)
7 – Roof Plan – Existing & Proposed (received 7th September 2025)

8 – Proposed Solar Car Port (received 16th November 2025)

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

- 2 The materials to be used in the construction of the external surfaces of the development hereby permitted shall match in type, colour, and texture those stated on the approved plans and application form.
Reason: To ensure a satisfactory visual relationship between the new development and the existing dwelling, in accordance with Policy DM1 of the Eastleigh Borough Local Plan 2016–2036.
- 3 The privacy fence and boundary planting shown on the approved plans to the southern elevation of the car port shall be fully installed prior to the first use of the car port and thereafter permanently retained and maintained.
Reason: In the interests of residential amenity and to protect the privacy of neighbouring occupiers, in accordance with Policy DM1 of the Eastleigh Borough Local Plan 2016–2036.
- 4 All works, including construction, demolition, and excavation, shall be carried out in full accordance with the approved Alderwood Consulting Limited Tree Protection Plan and Arboricultural Method Statement dated 7th October 2025 (D2164AIAb).
Reason: To ensure the protection of retained trees on and adjacent to the site in accordance with Policy DM11 of the Eastleigh Borough Local Plan 2016–2036.

Note to Applicant - Tree detritus or bird faeces falling onto the solar panels, or lack of sunshine being received by them as a result of shadow from trees will not form adequate justification for removal of, or significant work to protected trees.

Note to Applicant – Please note the following ecological advice;

- In the unlikely event of any bats being found during demolition or construction, all work must stop immediately, and Natural England must be informed. Additional information is available on the Bat Conservation Trust website at <https://www.bats.org.uk/advice/imworking-on-a-building-with-bats/ive-found-a-bat-during-works>.
- A precautionary working method must be used to prevent harm to wildlife that could be using this site. It should include:
- All building materials to be stored on hard standing or on pallets, as far as possible from hedgerows, scrub or potential habitat.
- Any excavations must be covered at night or be fitted with a small animal escape ramp

- Any piles of rubble, building supplies, or vegetation must be dismantled by hand to allow time to escape for any animals sheltering within.
- No fires can be lit on site.
- Waste must be stored in a skip and not be allowed to accumulate in piles which could be used by wildlife.

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