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<i>Date</i>	29 December 2025	<i>Email</i>	eastleighdc@hants.gov.uk

For attention of Mrs Martin

Dear Sirs

**Re: F/25/100193 At 253 WINCHESTER ROAD, CHANDLER'S FORD,
EASTLEIGH, SO53 2DX**

Construction of 2no. semi detached dwellings with associated / car parking /bin store / cycle storage, following the demolition of existing dwelling.

In regard to application F/25/100193, having reviewed the information contained within the application pack, there would be no objection in principle to the proposals, subject to conditions being applied, and consideration of minor amendments as outlined below.

Access into the proposed dwellings is via an existing dual width drop kerb on Winchester Road, leading into a shared driveway which is to be widened internally to enable vehicles to pass each other accordingly. With adequate visibility out of the access onto Winchester Road, this is acceptable.

In terms of parking, whilst the quantum of spaces is for EBC to assess as Local Parking Authority, it is noted that 6 parking spaces are proposed which accords to the EBC Parking Standards with 3 spaces per dwelling.

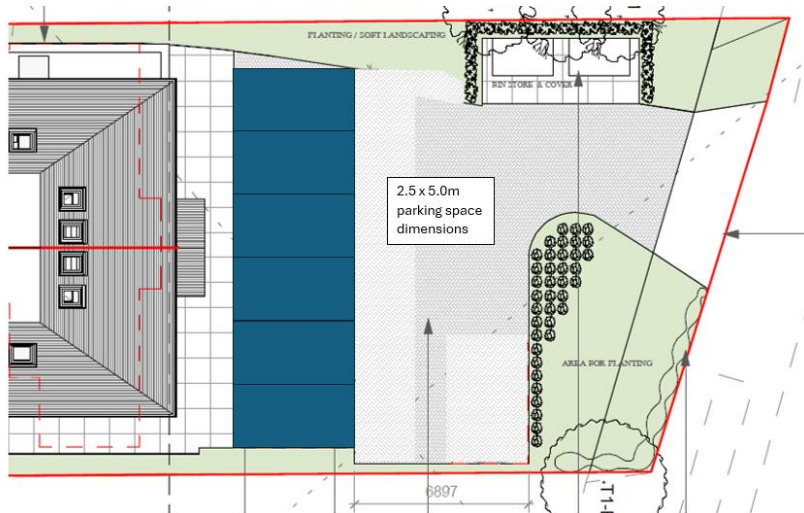
In terms of layout, it would be 'suggested' that minor alterations are made to this to better facilitate the parking in all 6 spaces, whilst also creating an informal area for a visitor parking space associate with each dwelling.

It is noted that each parking space is 3.0m wide, however standards stipulate that this needs to be a minimum of 2.5m. If the 5 spaces fronting the building were narrowed to 2.5m, and there was a slight alteration to the landscaping on

Deputy Chief Executive and Director of Hampshire 2050
Gary Westbrook

the northern edge of the driveway, then it would facilitate 6 spaces fronting the building which better lines up with ownership and positioning outside each dwelling.

It also removes the awkward single space adjacent to the landscaped area, where any vehicle parking in this position would have to move to enable other vehicles to manoeuvre out of their parking space.



Applicants may wish to consider this minor amendment.

Conditions:

1. DRIVEWAY CONSTRUCTION PROVISION

No development shall start on site until the driveway has been constructed including the widening of the initial section of shared driveway, in accordance to approved plans, to enable two-way access and egress.

Reason - To provide satisfactory access and in the interests of highway safety.

2. PARKING PROVISION

Before use of the development is commenced provision for parking shall have been made within the site in accordance with the approved plans and shall be retained thereafter.

Reason - To ensure adequate on-site car parking provision for the approved development.

3. CONSTRUCTION SITE MANAGEMENT PLAN REQUIRED

No development shall start on site until a construction site management plan has been submitted to and approved in writing by the Planning Authority, which shall include:

- (a) A programme of and phasing of demolition (if any) and construction work;
- (b) The provision of long term facilities for contractor parking;
- (c) The arrangements for deliveries associated with all construction works;
- (d) Access and egress for plant and machinery;
- (e) Protection of pedestrian routes during construction;
- (f) Location of temporary site buildings, compounds, construction material, and plant storage areas;
- (g) Details of the methodology for ensuring dirt is not transferred onto the highway from the site (i.e. wheel washers), and onwards mitigation should this fail, such as the employment of mechanical road sweepers, and the subsequent refresh of street lining (as and when required) should this be damaged during the process.

Demolition and construction work shall only take place in accordance with the approved method statement.

Reason - In order that the Planning Authority can properly consider the effect of the works on the amenity of the locality.

Yours faithfully,

Matt Grantham
Principal Transport Planner - Highway Development Planning
Hampshire 2050