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Date	29 January 2026	Email	eastleighdc@hants.gov.uk

For attention of Ms Altman

Dear Sirs

**Re: DC/26/100786 At Land West of Burnetts Lane, Horton Heath,
Eastleigh, SO30 2HH**

Application for discharge of Condition 10 (road/footway details) and 23 (play provision details) of planning permission ref. F/20/89500, for Erection of 381 residential units with public open space, hard and soft landscape works, internal roads, footway/cycleways, associated parking spaces, substation, SuDS and associated infrastructure.

In regard to application DC/26/100786, and specifically the highway related discharge of condition 10 detailing roads and footways, the specific condition attached to application F/20/89500 requests that:

The roads, footways and cycleways within each phase shall be laid out and made up in accordance with the approved details for that phase. If the highway works are not to be adopted by the Highway Authority, they shall be verified as fully implemented and satisfactory and these details together with details of the provisions for their ongoing management and maintenance shall be submitted to and approved in writing by the Local Planning Authority within 3 months of completion of the unadopted highway works. All visibility splays shall be kept clear of permanent structures unless otherwise agreed in writing by the Local Planning Authority. Reason: in the interests of highway and user safety and amenity.

Having reviewed the documents submitted as part of the discharge of condition 10, it is noted that an 'Inspection Manual' and a 'Winter Maintenance Statement' have been submitted which acceptably outline how the private development site roads will be monitored and managed in future years.

Deputy Chief Executive and Director of Hampshire 2050
Gary Westbrook

However, there is no detail regarding how the roads, footways and cycleways will be verified and fully implemented in accordance to HCC construction standards (or similar) with sign-off to this by an appropriate engineer involved in the development.

As such, whilst the roads are private and therefore not within the specific jurisdiction of HCC as Local Highway Authority, it would be recommended that the Case Officer requests such a document to ensure that the internal roads, footways and cycleways are constructed to an appropriate standard in the first instance, prior to discharging the condition.

Yours faithfully,

Matt Grantham
Principal Transport Planner - Highway Development Planning
Hampshire 2050