

Hamble-le- Rice Parish Council
PLANNING COMMITTEE MEETING



Monday 26th November 2018 at 7.30pm
at Hamble Primary School Hall, Hamble Lane, Hamble, SO31 4ND

AGENDA

1. **Welcome**
 - a. Apologies for absence
 - b. Declaration of interest and approved dispensations
 - c. To approve minutes
2. **Public Session**
3. **Hamble Lane Questionnaires**
4. **Hamble Lane Traffic Survey**
5. **Tree Warden Scheme**

APPLICATIONS WITHIN HAMBLE PARISH

6. **O/18/84191 - GE Aviation, Kings Avenue, Hamble, SO31 4NF.**
Recommendation to Council
Outline consent, with all matters reserved except means of access, for the relocation of cricket pitch off-site and improvements to existing bowls and football facilities on site to enable the erection of up to 148 residential dwellings (Use Class C3) with new vehicular access, car parking, work to highways, landscaping, and other associated works. The application also seeks the demolition of non-original extensions to Sydney Lodge and redundant factory buildings.
Consultation Ends: 23/11/2018 (PC Comments to Follow)
7. **F/18/84270 - Barncroft, Corner of Farm Close and Meadow Lane, Hamble, SO31 4RZ**
Change of use from storage to two bedroom dwelling with associated parking and amenity space.
Consultation Ended: 14/11/2018 (PC Comments by 28/11/2018)
8. **T/18/84166 - 4 SYLVAN LANE, HAMBLE, SO31 4QG**
1 no. Holm Oak - Fell.
Consultation Ends: 23/11/2018 (Extension requested for PC comments)
9. **T/18/84380 - 9 TUTOR CLOSE, HAMBLE, SO31 4RU**
1 no. Oak (T1) - Reduce and reshape by up to 2m. Crown raise by approx. 5m.
Consultation Ends: 11/12/2018

DECISIONS

10. **A/18/83862 - HAMBLE POINT MARINA, SCHOOL LANE, HAMBLE, SO31 4JD**
Display of 1no. non-illuminated freestanding sign.
DECISION: 17 Oct 2018 - Consent To The Advert Display (Delegated Decision)

11. **F/18/83901 - PORT HAMBLE MARINA, SATCHELL LANE, HAMBLE**
Retention of storage shed for a further 3 years.
DECISION: 17/10/2018 - Temporarily Approve (Delegated Decision)
12. **A/18/83937 - CREEK COTTAGE, 58 SATCHELL LANE, HAMBLE, SO31 4HL**
Erect non-illuminated hoarding sign (Retrospective).
DECISION: 24/10/2018 - Consent To The Advert Display (Delegated Decision)
13. **F/18/83779 - Hamble Football Club at Hamble Parish Community Facilities, Hamble Lane, Hamble, SO31 4TS**
Retrospective single storey extension and erection of a single storey detached building.
DECISION: 30/10/2018 - Permit (Delegated Decision)
14. **LDC/18/84250 - 12 YORKE WAY, HAMBLE, SO31 4LP**
LAWFUL DEVELOPMENT CERTIFICATE FOR A PROPOSED USE: loft conversion with rear dormer including alteration of the side pitched roof to gable end and addition of 2no. rooflights to front roof slope.
DECISION: 30/10/2018 - CLOPUD - Certificate Issued
15. **H/18/84068 - 121 SATCHELL LANE, HAMBLE, SOUTHAMPTON, SO31 4HP**
REPLACE FLAT ROOF WITH PITCHED.
DECISION: 30/10/2018 - Permit (Delegated Decision)
16. **H/18/84055 -55 SATCHELL LANE, HAMBLE, SO31 4HZ**
Proposed roadside parking bay to front of property.
DECISION: 06/11/2018 - Permit (Delegated Decision)

APPEALS

17. **F/18/83196 - 7 GRANTHAM AVENUE, HAMBLE, SO31 4JX**
Construction of attached 3 bedroom dwelling with ancillary parking and amenity space.
APPEAL: Started 17/10/2018. Appeal type: Written Representations

Exempt Business - To consider passing a resolution under Section 100A(4) of the Local Government Act 1972 in respect of the following items of business on the grounds that it is likely to involve the disclosure of exempt information as defined in paragraph 1 of Part 1 of Schedule 12A of the Act.

18. **Approve Exempt Minutes**
19. **Enforcement Cases**

Dated: 20th November 2018

Signed: *Amanda Jobling*
Clerk to Hamble Parish Council

HAMBLE-LE-RICE PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE HELD ON MONDAY 22nd OCTOBER 2018 AT THE ROY UNDERDOWN PAVILION, COLLEGE PLAYING FIELDS, BARON ROAD, HAMBLE-LE-RICE AT 7.00PM

PRESENT:

Cllr I Underdown (Chair)
Cllr J Dajka
Cllr D Rolfe
Cllr A Thompson
Cllr G Woodall

IN ATTENDANCE:

Mrs A Jobling - Clerk to the Council
Mrs J Symes - Assistant Clerk to the Council
2 members of the public

Welcome

10/18 Cllr Underdown welcomed all present to the meeting.

Apologies for Absence

10/18 Cllr Ryan and Cllr James.

Declarations of Interest

10/18 None declared

Minutes of the Planning Committee held on 23rd July 2018 and Exempt Business of the Planning Committee held on September 2018

10/18 An amendment to the circulated Minutes changing sail to sale was noted Cllr Woodall proposed and Cllr Dajka seconded and **IT WAS RESOLVED** that the minutes of the above meetings be accepted as a true record. The minutes were then signed by the Chair.

Public Session

10/18 Mark Burton Doe the Bursar from Hamble School was in attendance to make representations to the Council regarding application HCC/2018/0822 creation of a car park extension. He explained the school had severe financial issues, mainly a deficit of £2 million from the sports complex. As a result, management of the sports complex had been put out to competitive tender. As part of the agreement with the new management company the teachers using the car park at the sports complex have to be accommodated elsewhere. An area next to the astro-turf has been identified as the location for a new car park.

The school doesn't currently have a Travel Plan in place. A member of the teaching staff has recently been appointed to engage with Hampshire County Council's star scheme. The school makes a financial grant to Xela bus and has 67 pupils using the service.

Mark Saunders from Hampshire County Council arrived

Mark Saunders advised that the finance for the new car park area will come from developers' contributions from the Berry Farm site and various other sites. As part of the negotiations with Everyone Active the car park will also act as an overflow for the leisure centre outside of school hours.

Signed: _____

Date: _____

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Cllr Rolfe left the meeting at 19:20

Sports England has been consulted and not raised any objections. There will be a temporary site access to remove soil from the site to ensure there is no conflict with students using the site during school hours and the contract can stipulate the avoidance of movements during peak hours around the already congested junction at Satchell Lane.

10/18 HCC/2018/0822 HAMBLE COMMUNITY SPORTS COLLEGE, SATCHELL LANE, HAMBLE, SOUTHAMPTON, SO31 4NE Creation of car park extension for 40 vehicles for school staff

Cllr Thompson proposed and Cllr Dajka seconded and **IT WAS RESOLVED** that the Committee would raise no objection to the application.

The members of the public left the meeting and Cllr Rolfe returned to the meeting.

Satchell Lane Enquiry

10/19 The Clerk informed members that she had attended the first day of the enquiry. The Borough Council stressed the site is not sustainable and the lack of services. The Leader of the Borough Council focused on the 5-year supply, the importance of the strategic gap and minerals extraction in Hamble. The appellant has raised queries about the Borough Council's failure to proactively look at potential sites in Hamble and failure to demonstrate harm.

Neighbourhood Plan

10/18 Cllr Woodall said that the Neighbourhood Planning Group expects to put forward a recommendation at the November Council meeting and possibly hold a public meeting in March or April. The Clerk raised concerns about the potential impact the extra administration and tendering work would have on the parish office.

Traffic Survey

10/18 The Clerk is awaiting a response from Atkins and will chase up again. November is regarded as being outside the tolerance for traffic survey work so it's now unlikely any work can take place until sometime in the new year. Cllr Dajka is disappointed this has not progressed and asked the Clerk to look at other providers.

Update on large planning applications:

10/18 Cemex. The Clerk has contacted their PR consultants to get further information about their timescales but there has been no response to date.

It was agreed that the Clerk will post the emails from Hampshire County Council regarding the mineral extraction, restoration of the site and future use.

G E Aviation

10/18 Discussions have taken place with Follands Cricket Club regarding the potential to separate the Roy Underdown Pavilion in to two distinct parts, the ground floor area for sports use and the first floor reserved for the parish council.

APPLICATIONS WITHIN HAMBLE PARISH

H/18/84055 MID TERRACED HOUSE, 55 SATCHELL LANE, HAMBLE, SO31 4HZ

Construction of hardstanding and retaining walls on frontage to provide 1 no. parking space.

Cllr Woodall proposed and Cllr Dajka seconded and **IT WAS RESOLVED** that the Committee would support the application

H/18/84068 121 SATCHELL LANE, HAMBLE, SOUTHAMPTON, SO31 4HP

Signed: _____

Date: _____

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REPLACE FLAT ROOF WITH PITCHED ROOF

Cllr Woodall proposed and Cllr Dajka seconded and **IT WAS RESOLVED** that the Committee would support the application

X/18/84097 CREEK COTTAGE, 58 SATCHELL LANE, HAMBLE, SOUTHAMPTON, SO31 4HL

Variation of condition no. 5 of planning permission O/17/80438 to allow eaves heights of 6 meters

Cllr Rolfe proposed and Cllr Thompson seconded and **IT WAS RESOLVED** that the Committee would object to the application.

H/18/84184 18 OAKWOOD WAY, HAMBLE, SOUTHAMPTON, SO31 4HJ

Two storey front and first floor front and rear extensions

Cllr Dajka proposed and Cllr Rolfe seconded and **IT WAS RESOLVED** that the Committee would object to the application on the basis of the bulk and appearance of the side elevation. Also the development is too large for the site.

Cllr Woodall abstained.

H/18/84071 14 MARINA DRIVE, HAMBLE, SOUTHAMPTON, SO31 4PJ

Three storey side and rear extensions incorporating alterations to provide habitable accommodations in the roof space to the front and rear

Cllr Thompson proposed and Cllr Rolfe seconded and **IT WAS RESOLVED** that the Committee would object on the basis that the proposed development is out of keeping not respecting the rhythm of development along the street, the poor visual appearance from the river and the high proportion of glass leading to a lack of privacy for the occupier.

Decisions

124/9/18 All decisions on the Agenda were noted.

125/9/18 Exempt Business To consider passing a resolution under Section 100A (4) of the Local Government Act 1972 in respect of the following items of business on the grounds that it is likely to involve the disclosure of exempt information as defined in paragraph 3 or Part 1, of Schedule 12A of the Act. The Schedule 12A categories have been amended and are now subject to the public interest test, in accordance with the Freedom of Information Act 2000. This came into effect on 1st March 2006. It is considered that the following items are exempt from disclosure that the public interest in not disclosing the information out-weights the public interest in disclosing the information.

Cllr Underdown proposed, XXX seconded, and **IT WAS RESOLVED** that in view of the confidential nature of the business to be discussed the public and press be excluded.

The Clerk updated the Committee on a number of enforcement cases that had been raised over the preceding few months.

The meeting closed at 8.25pm.

Hamble Lane Improvements

Hampshire County Council is currently developing proposals to improve the A3025/B3397 Hamble Lane and wants to find out what local businesses think.

We want to hear your views on the existing issues, the scope of possible improvements, and the potential travel-planning initiatives for the wider Hamble Peninsula.

Further information and updates about the scheme can be viewed at
hants.gov.uk/transport/transportchemes/hamblelane

This response period is open from XX July 2018 to XX August 2018

This survey should take five minutes to complete, thank you for your time.

If you need this document in another language or large print, please phone 0300 555 1388

About you

Name of business

Q1 Where did you start your journey from to get to work?

Q2 How do you normally travel along Hamble Lane?

☐

Car

☐

On foot

☐

Motorcycle or scooter

☐

Car Share

☐

Public transport

☐

Other

☐

Bicycle

☐

HGV or van

If 'other' (please specify below)

Q3 What time do you usually travel to work?

☐

Week day morning peak period (07:00 to 9:00)

☐

Week day evening peak period (16:30 to 18:30)

☐

Week day off peak (all other times)

Q4 Do you have flexible working arrangement to avoid peak periods?

☐

Yes

☐

No

Q5 There are a number of options for businesses to potentially assist with peak period work/travel, please tick all that apply

Currently have

Desirable

Not interested

Not feasible

Flexi-working

☐☐☐☐

Home working

☐☐☐☐

Cycle parking

☐☐☐☐

Car sharing

☐☐☐☐

Provision of shuttle bus

☐☐☐☐

Mobile phone app for lift sharing

☐☐☐☐

Q6 What could be done to make non-car modes of travel more attractive to you?

Q7 Does your employer have a travel plan in place?

☐ Yes

☐ No

Travel Planning Initiatives

Q8 Have you heard of the 'My Journey Hampshire' website? <https://myjourneyhampshire.com>

☐ Yes

☐ No

Comments

Q9 Please provide further comments you would like to be taken into consideration:

About you

Please help us by answering the following questions. Please note that it is not compulsory to answer these questions and there is an option to select 'Prefer not to say'. All responses will be treated in confidence and in compliance with the Data Protection Act 1998.

Gender

☐ Male ☐ Female ☐ Other ☐ Prefer not to say

Age

☐ Under 18 ☐ 25-34 ☐ 45-54 ☐ 65+
☐ 18-24 ☐ 35-44 ☐ 55-64 ☐ Prefer not to say

The Equality Act 2010 describes a person as disabled if s/he has a physical or mental impairment (including illness) which has a substantial and long-term adverse effect on that person's ability to carry out normal day-to-day activities.

☐ Do you consider yourself to be disabled?

☐ Yes ☐ No ☐ Prefer not to say

Your postcode

We ask for this information to demonstrate how widely we have consulted. It will not be used to identify you individually.

Thank you for your feedback - Please post your completed questionnaire with the FREEPOST envelope in which to return it and mark for the attention of Strategic Transport.

For further information on these proposals please contact: major.schemes@hants.gov.uk (please type **Hamble Lane improvements** in the subject title).



Privacy Notice

Hampshire County Council is seeking to record your feedback. The information you provide in this survey will only be used to understand the travel patterns and traffic volumes on the key routes within the area specified.

All individuals' responses will be kept confidential and will not be shared with third party processors, but responses from organisations may be published in full. All data will remain within the UK. Responses will be stored securely and retained for one year, following the end of the consultation before being deleted or destroyed.

You have some legal rights in respect of the personal information we collect from you. Please see our website: <https://www.hants.gov.uk/dataprotection> Data Protection page for further details. You can contact the County Council's Data Protection Officer data.protection@hants.gov.uk.

If you have a concern about the way we are collecting or using your personal data, you should raise your concern with us in the first instance or directly to the Information Commissioner's Office at <https://ico.org.uk/concerns/>

EMPLOYEE

Just so it's clear it's for employees change first About You to: 'Name of Employer'

Question numbers are as currently, so some will change with the additional questions:

Q1 – Where do you start your journey from to get to work? In response box, include 'POSTCODE' so is consistency with responses:

Q2 – How do you normally travel to work along Hamble Lane?

Q3 – What time do you usually arrive at work? (if you work shifts, please provide a time for each shift)

NEW Q – What time do you usually leave work? (if you work shifts, please provide a time for each shift)

Q4 – Which of the following most influences your start/finish time?

- Set working hours
- Shift pattern
- Child care
- Public transport timetable
- Car sharing
- Other (please specify)

Q5 – There are a number of options to assist with peak period work/travel, please tick all that apply

(Keep all as currently but change 'Provision of shuttle bus' to 'Park & Ride')

And add options:

- Limited parking spaces at work
- Shift patterns
- Subsidised public transport season ticket
- Showers/changing facilities at work

Q6 – As is but provide bigger response box

Q7 – Change to: If you currently use a car to travel to and from work, what other options would you consider if changes or improvements were made? (tick all that apply)

- Walking/Running
- Cycling
- Bus
- Ferry
- Train
- Car share
- Park and Ride
- N/A – I don't drive to/from work

NEW Q: What changes would need to be made to make this/these option(s) possible?

Larger box for response (as per Q9)

Hamble Lane Improvements

Hampshire County Council is currently developing proposals to improve the road cycle connectivity along A3025/B3397 Hamble Lane and wants to find out what cycle community think.

We want to hear your views on the existing issues, the scope of possible improvements, and the potential travel-planning initiatives for the wider Hamble Peninsula.

Further information and updates about the scheme can be viewed at
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This response period is open from XX July 2018 to XX August 2018

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About your journey

Q1 Do you currently cycle along Hamble Lane?

- ☐ Yes
☐ No

Q2 If you answered 'yes' to the above question, do you cycle

- ☐ On road
☐ Off road
☐ Both of the above

Q3 If you answered 'No' to Q2. Would you cycle if improvements were made?

- ☐ Yes
☐ No

Q4 If off road cycle provision was improved, would you use it?

- ☐ Yes
☐ No

Q5 What improvements do you think could be made to improve off road cycle connectivity along Hamble Lane?

Q6 Does your employer have a travel plan in place?

- ☐ Yes ☐ No

Travel Planning Initiatives

Q7 Have you heard of the 'My Journey Hampshire' website? <https://myjourneyhampshire.com>

- ☐ Yes ☐ No

About you

Please help us by answering the following questions. Please note that it is not compulsory to answer these questions and there is an option to select 'Prefer not to say'. All responses will be treated in confidence and in compliance with the Data Protection Act 1998.

Gender

☐ Male

☐ Female

☐ Other

☐ Prefer not to say

Age

☐ Under 18

☐ 25-34

☐ 45-54

☐ 65+

☐ 18-24

☐ 35-44

☐ 55-64

☐ Prefer not to say

The Equality Act 2010 describes a person as disabled if s/he has a physical or mental impairment (including illness) which has a substantial and long-term adverse effect on that person's ability to carry out normal day-to-day activities.

Do you consider yourself to be disabled?

☐ Yes

☐ No

☐ Prefer not to say

Your postcode

We ask for this information to demonstrate how widely we have consulted. It will not be used to identify you individually.

Thank you for your feedback - Please post your completed questionnaire with the FREEPOST envelope in which to return it and mark for the attention of Strategic Transport.

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If you have a concern about the way we are collecting or using your personal data, you should raise your concern with us in the first instance or directly to the Information Commissioner's Office at <https://ico.org.uk/concerns/>

EMPLOYEE – CYCLE Questionnaire

Just so it's clear it's for employees change first About You to: 'Name of Employer'

Question numbers are as currently, so some will change with the additional questions:

ADD: 'Name of Employer'

NEW Q – Where do you start your journey from to get to work? In response box, include 'POSTCODE' so is consistency with responses.

Q1 – Do you currently cycle along Hamble Lane to/from work?

- YES – Go to next question
- No – Go to QX (*i.e. skip next*)

Q2 – If you answered 'yes' to Q1, do you cycle:

- On road only
- Off road only
- Some off, some on road

Q3 – If you answered no to QX (currently Q1), would you cycle along Hamble Lane if improvements were made?

- YES
- No

NEW Q: Which of the following would make you more likely to cycle along Hamble Lane to work if they were provided?

- Secure store area at work
- Improved storage at train station
- Loan to buy bike
- Changing facilities at place of work
- Other (please specify)
- None

Q4 – If you currently cycle on road only, would you use off road provision if this was improved?

- YES
- No

Q5 – (AS IS) What improvements do you think could be made to improve off road cycle connectivity along Hamble Lane?

Q6 – DELETE

Q7 – AS IS

Also for the emails to the Marina's (Employers would look similar) we were thinking of the following questions. Do you have contacts for them or would you like to email them yourself?

1 Marinas (MDL, Hamble Point, others)

- Which marina is your business located at?
- How many staff are employed there?
- Do your staff travel in peak periods?
- Would/does your business encourage any of the following: flexi-working, home working, cycle parking, car sharing, provision of shuttle bus, mobile phone apps to encourage lift sharing?
- Are there key marina events which generate higher than average levels of traffic? Yes / No If yes when are these?
- Would a shuttle bus operated to serve all the marinas be of any benefit? Yes / No If yes, when would this work best?

Development Management

Eastleigh House, Upper Market Street, Eastleigh, SO50 9YN

Tel: 023 8068 8264 www.eastleigh.gov.uk

Office hours: Mon-Thurs 8.30am - 5pm, Friday 8.30am - 4.30pm



Application for Outline Planning Permission With Some Matters Reserved. Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number

Suffix

Property name

Address line 1

Address line 2

Address line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

☐ Please refer to planning statement and site location plan for further detail of site extent.

2. Applicant Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

Country

2. Applicant Details

Postcode	<input type="text"/>
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email address	<input type="text"/>

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

3. Agent Details

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="Matthew"/>
Surname	<input type="text" value="Brewer"/>
Company name	<input type="text" value="RPS"/>
Address line 1	<input type="text" value="140 London Wall"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="London"/>
Country	<input type="text"/>
Postcode	<input type="text" value="EC2Y 5DN"/>
Primary number	<input type="text" value="02031966536"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email	<input type="text" value="louise.braine@rpsgroup.com"/>

4. Description of the Proposal

Please indicate all those matters for which approval is sought as part of this outline application (tick all that apply).

Note: if this application is approved, the matters not determined as part of this application will need to be the subject of an 'Application for approval of reserved matters' before the development may proceed.

- ☒ Access
☐ Appearance
☐ Landscaping
☐ Layout
☐ Scale

Please describe the proposed development

Outline consent, with all matters reserved except means of access, for the relocation of cricket pitch off-site and improvements to existing bowls and football facilities on site to enable the erection of up to 148 residential dwellings (Use Class C3) with new vehicular access, car parking, work to highways, landscaping, and other associated works. The application also seeks the demolition of non-original extensions to Sydney Lodge and redundant factory buildings.

Has the work already been started without planning permission?

☐ Yes ☒ No

5. Site Area

What is the measurement of the site area?
(numeric characters only).

8.83

Unit

hectares

6. Existing Use

Please describe the current use of the site

Please refer to planning statement produced by RPS.

Is the site currently vacant?

☐ Yes ☒ No

Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated

☐ Yes ☒ No

Land where contamination is suspected for all or part of the site

☒ Yes ☐ No

A proposed use that would be particularly vulnerable to the presence of contamination

☒ Yes ☐ No

7. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicular access proposed to or from the public highway?

☒ Yes ☐ No

Is a new or altered pedestrian access proposed to or from the public highway?

☒ Yes ☐ No

Are there any new public roads to be provided within the site?

☒ Yes ☐ No

Are there any new public rights of way to be provided within or adjacent to the site?

☐ Yes ☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

☐ Yes ☒ No

If you answered Yes to any of the above questions, please show details on your plans/drawings and state their reference numbers

Please refer to transport statement produced by Markides Associates and plans produced by Fluid Architecture Ltd.

8. Vehicle Parking

Is vehicle parking relevant to this proposal?

☒ Yes ☐ No

☒ Please provide information on the existing and proposed number of on-site parking spaces

Type of vehicle	Existing number of spaces	Total proposed (including spaces retained)	Difference in spaces
Cars	0	691	691

9. Materials

Does the proposed development require any materials to be used in the build?

☒ Yes ☐ No

Please provide a description of existing and proposed materials and finishes to be used in the build (including type, colour and name for each material):

Walls	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	To be confirmed at Reserved Matters stage.

9. Materials

Roof

Description of existing materials and finishes (optional):

Description of proposed materials and finishes:

To be confirmed at Reserved Matters stage.

Are you supplying additional information on submitted plans, drawings or a design and access statement?

☐ Yes ☒ No

10. Foul Sewage

Please state how foul sewage is to be disposed of:

- ☐ Mains Sewer
☐ Septic Tank
☐ Package Treatment plant
☐ Cess Pit
☐ Other
☒ Unknown

Are you proposing to connect to the existing drainage system?

☐ Yes ☐ No ☒ Unknown

11. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)

☐ Yes ☒ No

If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere?

☐ Yes ☒ No

How will surface water be disposed of?

- ☒ Sustainable drainage system
☐ Existing water course
☐ Soakaway
☒ Main sewer
☐ Pond/lake

12. Trees and Hedges

Are there trees or hedges on the proposed development site?

☒ Yes ☐ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?

☒ Yes ☐ No

If Yes to either or both of the above, you may need to provide a full tree survey, at the discretion of your local planning authority. If a tree survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals. Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

13. Biodiversity and Geological Conservation

a) Protected and priority species (see guidance note):

- ☒ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☐ No

b) Designated sites, important habitats or other biodiversity features (see guidance note):

- ☐ Yes, on the development site
☒ Yes, on land adjacent to or near the proposed development
☐ No

c) Features of geological conservation importance (see guidance note):

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☒ No

14. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

☐ Yes ☒ No

Have arrangements been made for the separate storage and collection of recyclable waste?

☐ Yes ☒ No

15. Residential/Dwelling Units

Due to changes in the information requirements for this question that are not currently available on the system, if you need to supply details of Residential/Dwelling Units for your application please follow these steps:

1. Answer 'No' to the question below;
2. Download and complete this supplementary information template (PDF);
3. Upload it as a supporting document on this application, using the 'Supplementary information template' document type.

This will provide the local authority with the required information to validate and determine your application.

Does your proposal include the gain, loss or change of use of residential units?

☒ Yes ☐ No

Please select the proposed housing categories that are relevant to your proposal.

- ☒ Market
☒ Social
☒ Intermediate
☐ Key Worker

Add 'Market' residential units

Market: Proposed Housing						
	Number of bedrooms					
	1	2	3	4+	Unknown	Total
Unknown	0	0	0	0	118	118
Total	0	0	0	0	118	118

Add 'Social' residential units

Social: Proposed Housing						
	Number of bedrooms					
	1	2	3	4+	Unknown	Total
Houses	0	0	0	0	19	19
Total	0	0	0	0	19	19

15. Residential/Dwelling Units

Add 'Intermediate' residential units

Intermediate: Proposed Housing

	Number of bedrooms					
	1	2	3	4+	Unknown	Total
Houses	0	0	0	0	11	11
Total	0	0	0	0	11	11

Please select the existing housing categories that are relevant to your proposal.

- ☐ Market
☐ Social
☐ Intermediate
☐ Key Worker

Total proposed residential units

148

Total existing residential units

0

16. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?

☒ Yes ☐ No

If you have answered Yes to the question above please add details in the following table:

Use Class	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
D2 - Assembly and leisure	0	6019.2	294	-5725.2
Total	0	6019.2	294	-5725.2

For hotels, residential institutions and hostels please additionally indicate the loss or gain of rooms:

17. Employment

Will the proposed development require the employment of any staff?

☐ Yes ☒ No

18. Hours of Opening

Are Hours of Opening relevant to this proposal?

☐ Yes ☒ No

19. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

N/A

Is the proposal for a waste management development?

☐ Yes ☒ No

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website

20. Hazardous Substances

Is any hazardous waste involved in the proposal?

☐ Yes ☒ No

21. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste?

☐ Yes ☒ No

22. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☐ Yes ☒ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- ☒ The agent
☐ The applicant
☐ Other person

23. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First name

Andy

Surname

Grandfield

Reference

Date (Must be pre-application submission)

21/03/2018

Details of the pre-application advice received

Developed scheme principles and application details.

24. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

25. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE B - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates.

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Owner/Agricultural Tenant

25. Ownership Certificates and Agricultural Land Declaration

Name of Owner/Agricultural Tenant	Hampshire County Council Highways
Number	
Suffix	
House Name	
Address line 1	The Castle
Address line 2	
Town/city	Winchester
Postcode	SO23 8UJ
Date notice served (DD/MM/YYYY)	26/10/2018

Person role

- ☐ The applicant
☒ The agent

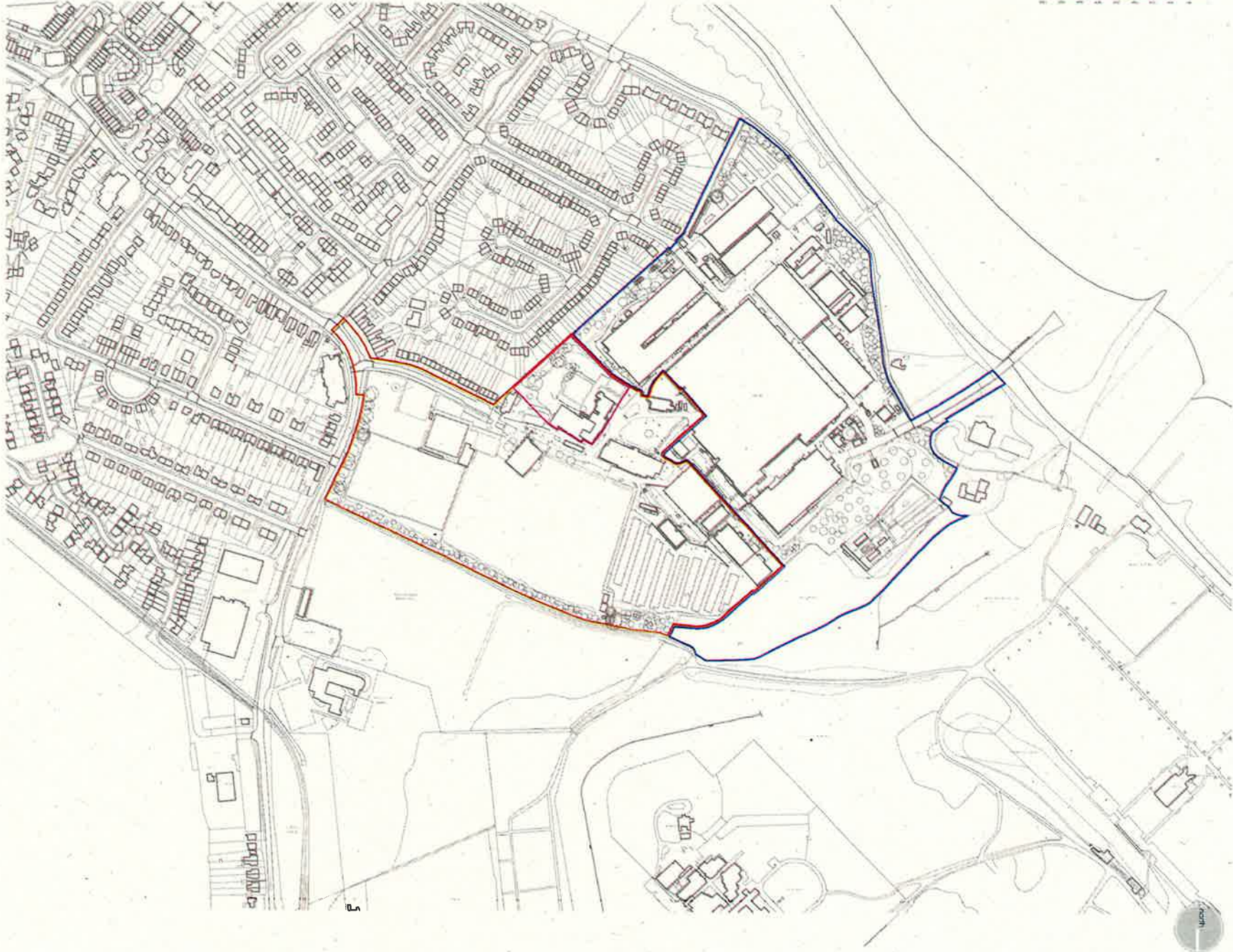
Title	Mr
First name	Matthew
Surname	Brewer
Declaration date (DD/MM/YYYY)	26/10/2018

☒ Declaration made

26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)	26/10/2018
----------------------------------	------------



0 10 20 30 40 50 60 70 80 90 100

Client: GE Aviation
 Project: GE Aviation
 Kings Avenue
 Hombie
 Southampton, SO31 4NF
 Title: Existing Site Layout
 Status: PLANNING
 Scale: 1:500
 Date: 09/2017
 Revision: /
 Sheet: A1
 Dwg No: PD 16 - 1431 - 50



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Notes
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Not for approval

Notes

	Area (sqm)	Number
1. 1st fl	10 - 15	15
2. 2nd fl	20 - 40	35
3. 3rd fl	80 - 100	75
4. 4th fl	100 - 150	15
Total		140



Client: GE Aviation

Project: GE Aviation
Kings Avenue
Hamble
Southampton, SO31 4NF

Title: Indicative Coloured Site Plan

Status: PLANNING

Scale: 1:1000 **Date:** 09/2017

Revision: / **Sheet:** A1

Drg No: FD 16 - 1431 - 56

Development Management

Eastleigh House, Upper Market Street, Eastleigh, SO50 9YN

Tel: 023 8068 8264 www.eastleigh.gov.uk

Office hours: Mon-Thurs 8.30am - 5pm, Friday 8.30am - 4.30pm



Application for Planning Permission. Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	<input type="text"/>
Prefix	<input type="text"/>
Property name	<input type="text" value="Barncroft"/>
Address line 1	<input type="text" value="Corner"/>
Address line 2	<input type="text" value="Meadow Lane and Farm Close"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Hamble-Le-Rice"/>
Postcode	<input type="text" value="SO31 4RZ"/>
Description of site location must be completed if postcode is not known:	
Easting (x)	<input type="text" value="448243"/>
Northing (y)	<input type="text" value="106898"/>

Description

2. Applicant Details

Title	<input type="text" value="Mr & Mrs"/>
First name	<input type="text" value="Cailah and Magnus"/>
Surname	<input type="text" value="Leask"/>
Company name	<input type="text"/>
Address line 1	<input type="text" value="PO Box 1002"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Southsea"/>
Country	<input type="text"/>

2. Applicant Details

Postcode	<input type="text" value="PO1 9QB"/>
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email address	<input type="text"/>

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

3. Agent Details

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="Olaf"/>
Surname	<input type="text" value="Olafsson"/>
Company name	<input type="text" value="The Martin Ralph Group"/>
Address line 1	<input type="text" value="11 Dragoon House"/>
Address line 2	<input type="text" value="Hussar Court"/>
Address line 3	<input type="text" value="Brambles Business Park"/>
Town/city	<input type="text" value="Waterlooville"/>
Country	<input type="text"/>
Postcode	<input type="text" value="PO7 7SF"/>
Primary number	<input type="text" value="0239225771"/>
Secondary number	<input type="text" value="07801279046"/>
Fax number	<input type="text"/>
Email	<input type="text" value="olaf.olafsson@martinralph.co.uk"/>

4. Site Area

What is the measurement of the site area? (numeric characters only).	<input type="text" value="300"/>
Unit	<input type="text" value="sq.metres"/>

5. Description of the Proposal

Please describe details of the proposed development or works including any change of use.

If you are applying for Technical Details Consent on a site that has been granted Permission In Principle, please include the relevant details in the description below.

Has the work or change of use already started?

☐ Yes ☒ No

6. Existing Use

Please describe the current use of the site

Storage

Is the site currently vacant?

☐ Yes ☒ No

Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated

☐ Yes ☒ No

Land where contamination is suspected for all or part of the site

☐ Yes ☒ No

A proposed use that would be particularly vulnerable to the presence of contamination

☐ Yes ☒ No

7. Materials

Does the proposed development require any materials to be used in the build?

☒ Yes ☐ No

Please provide a description of existing and proposed materials and finishes to be used in the build (including type, colour and name for each material):

Walls

Description of existing materials and finishes (optional):

Brick

Description of proposed materials and finishes:

As Existing

Roof

Description of existing materials and finishes (optional):

Tile

Description of proposed materials and finishes:

As Existing

Windows

Description of existing materials and finishes (optional):

N/A

Description of proposed materials and finishes:

Timber

Doors

Description of existing materials and finishes (optional):

N/A

Description of proposed materials and finishes:

Timber

Are you supplying additional information on submitted plans, drawings or a design and access statement?

☐ Yes ☒ No

8. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicular access proposed to or from the public highway?

☐ Yes ☒ No

Is a new or altered pedestrian access proposed to or from the public highway?

☐ Yes ☒ No

Are there any new public roads to be provided within the site?

☐ Yes ☒ No

Are there any new public rights of way to be provided within or adjacent to the site?

☐ Yes ☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

☐ Yes ☒ No

9. Vehicle Parking

Is vehicle parking relevant to this proposal?

☒ Yes ☐ No

Please provide information on the existing and proposed number of on-site parking spaces

Type of vehicle	Existing number of spaces	Total proposed (including spaces retained)	Difference in spaces
Cars	0	2	2

10. Trees and Hedges

Are there trees or hedges on the proposed development site?

☒ Yes ☐ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?

☐ Yes ☒ No

If Yes to either or both of the above, you may need to provide a full tree survey, at the discretion of your local planning authority. If a tree survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

11. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)

☐ Yes ☒ No

If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere?

☐ Yes ☒ No

How will surface water be disposed of?

☐ Sustainable drainage system

☐ Existing water course

☐ Soakaway

☒ Main sewer

☐ Pond/lake

12. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals. Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

a) Protected and priority species (see guidance note):

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☒ No

b) Designated sites, important habitats or other biodiversity features (see guidance note):

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☒ No

c) Features of geological conservation importance (see guidance note):

12. Biodiversity and Geological Conservation

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☒ No

13. Foul Sewage

Please state how foul sewage is to be disposed of:

- ☐ Mains Sewer
☐ Septic Tank
☐ Package Treatment plant
☐ Cess Pit
☐ Other
☒ Unknown

Are you proposing to connect to the existing drainage system?

☐ Yes ☐ No ☒ Unknown

14. Waste Storage and Collection

☐ the plans incorporate areas to store and aid the collection of waste?

☒ Yes ☐ No

If Yes, please provide details:

Local Authority collection

Have arrangements been made for the separate storage and collection of recyclable waste?

☒ Yes ☐ No

If Yes, please provide details:

Local Authority Collection

15. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste?

☐ Yes ☒ No

16. Residential/Dwelling Units

Due to changes in the information requirements for this question that are not currently available on the system, if you need to supply details of Residential/Dwelling Units for your application please follow these steps:

1. Answer 'No' to the question below;
2. Download and complete this supplementary information template (PDF);
3. Upload it as a supporting document on this application, using the 'Supplementary information template' document type.

This will provide the local authority with the required information to validate and determine your application.

Does your proposal include the gain, loss or change of use of residential units?

☒ Yes ☐ No

Please select the proposed housing categories that are relevant to your proposal.

- ☒ Market
☐ Social
☐ Intermediate
☐ Key Worker

Add 'Market' residential units

16. Residential/Dwelling Units

Market: Proposed Housing

	Number of bedrooms					Total
	1	2	3	4+	Unknown	
Houses	0	1	0	0	0	1
Total	0	1	0	0	0	1

Please select the existing housing categories that are relevant to your proposal.

- ☐ Market
☐ Social
☐ Intermediate
☐ Key Worker

Total proposed residential units

1

Total existing residential units

0

17. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?

☒ Yes ☐ No

If you have answered Yes to the question above please add details in the following table:

Use Class	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
B8 - Storage or distribution	70	70	0	-70
Total	70	70	0	-70

For hotels, residential institutions and hostels please additionally indicate the loss or gain of rooms:

18. Employment

Will the proposed development require the employment of any staff?

☐ Yes ☒ No

19. Hours of Opening

Are Hours of Opening relevant to this proposal?

☐ Yes ☒ No

20. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

N/A

Is the proposal for a waste management development?

☐ Yes ☒ No

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website

21. Hazardous Substances

Is any hazardous waste involved in the proposal?

☐ Yes ☒ No

22. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- ☒ The agent
☐ The applicant
☐ Other person

23. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes ☒ No

24. Authority Employee/Member

- ☒ In respect to the Authority, is the applicant and/or agent one of the following:
(a) member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

25. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural holding' has the meaning given by reference to the definition of 'agricultural tenant' in section 65(8) of the Act.

☒ E: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person role

- ☐ The applicant
☒ The agent

Title

Mr

First name

Olaf

Surname

Olafsson

Declaration date
(DD/MM/YYYY)

18/10/2018

☒ Declaration made

26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

26. Declaration

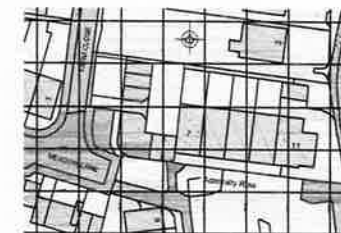
Date (cannot be pre-application)


18/10/2018

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AMENDMENTS	DATE
A Location Plan added	15.10.18
CLIENT Mr and Mrs E Leask	
PROJECT Barncroft, Corner of Farm Close and Meadow Lane, The Hamble PROPOSED CHANGE OF USE FROM STORAGE TO RESIDENTIAL	
DRAWING TITLE SITE PLAN and LOCATION PLAN AS EXISTING	
DATE OCTOBER 2018	
SCALE 1:200 @ A3	
DRAWING No. 18A_046 001	REVISION A
MARTIN RALPH	
ARCHITECTS	
RIBA  CHARTERED ARCHITECTS SURVEYORS & ENGINEERS	
Chartered Practice	
Part of THE MARTIN RALPH GROUP	
11 Dragon House Hussar Court Brambles Business Park Portsmouth Hampshire PO7 7SF	www.martinralph.co.uk info@martinralph.co.uk T. 023 9225 7711 F. 023 9225 7712



SITE PLAN

BARNCROFT - THE HAMBLE

NOTES

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AMENDMENTS	DATE
CLIENT	
Mr and Mrs E Leask	
PROJECT	
Barncroft, Corner of Farm Close and Meadow Lane, The Hamble PROPOSED CHANGE OF USE FROM STORAGE TO RESIDENTIAL	
DRAWING TITLE	
SITE PLAN AS PROPOSED	
DATE	
OCTOBER 2018	
SCALE	
1:200 @ A3	
DRAWING No.	REVISION
18A_046 002	
MARTIN RALPH	
ARCHITECTS	
RIBA  CHARTERED ARCHITECTS SURVEYORS & ENGINEERS	
Chartered Practice	
Part of THE MARTIN RALPH GROUP	
11 Dragon House Hussar Court Brambles Business Park Portsmouth Hampshire PO7 7SF	www.martinralph.co.uk info@martinralph.co.uk T. 023 9225 7711 F. 023 9225 7712



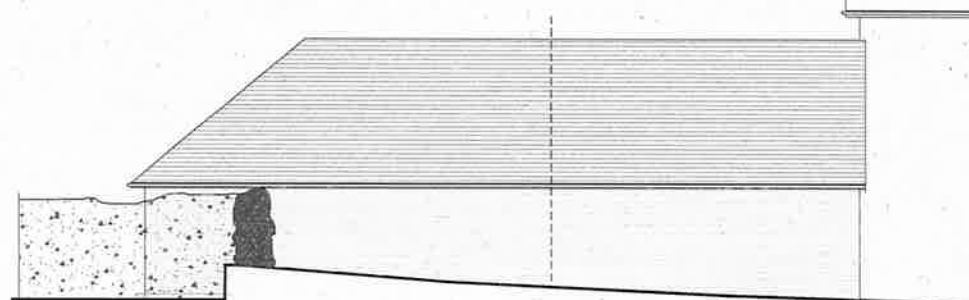
PROPOSED PLAN

BARNCROFT - THE HAMBLE

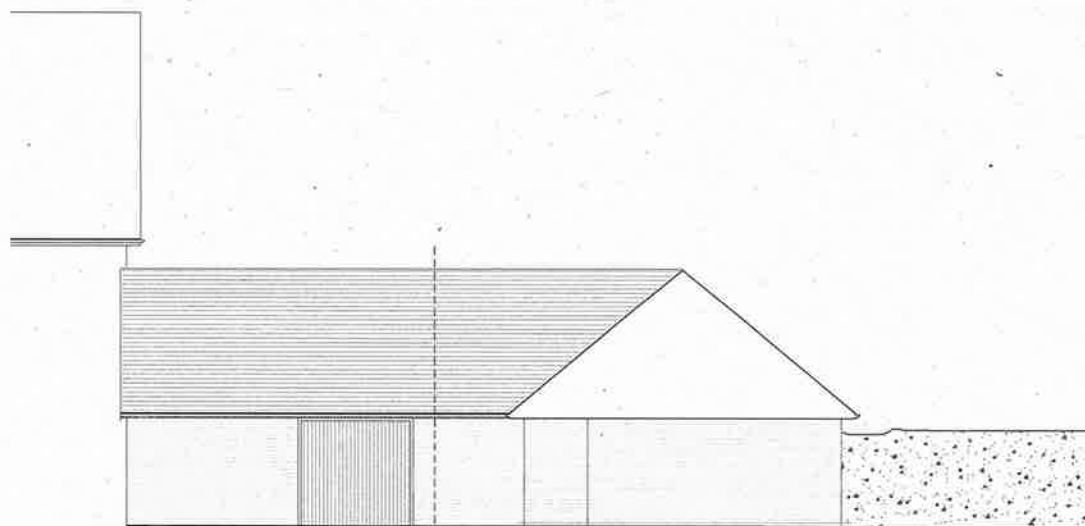
NOTES:

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SOUTH ELEVATION



NORTH ELEVATION

ELEVATIONS

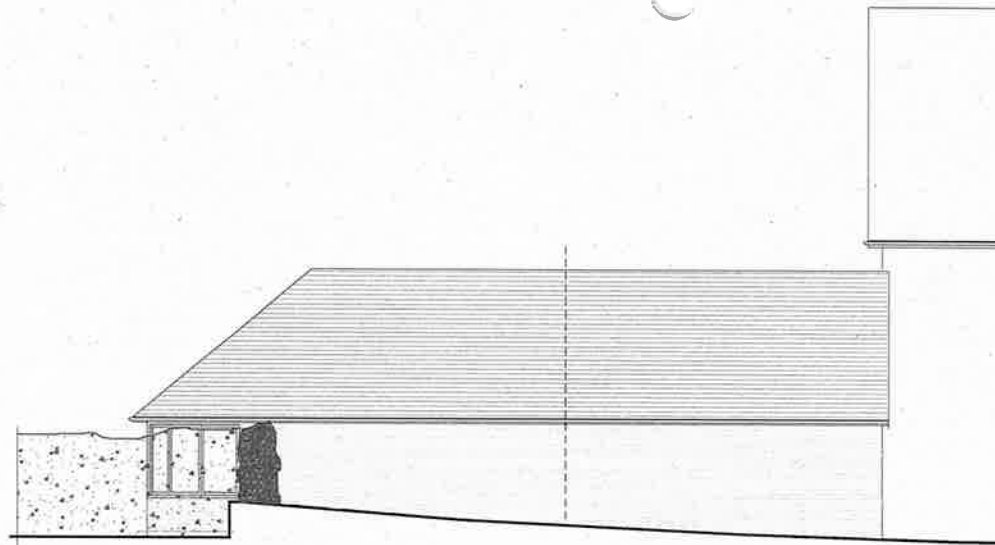
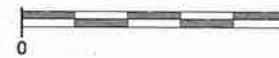
BARNCROFT - THE HAMBLE


AMENDMENTS	DATE
CLIENT	
Mr and Mrs E Leask	
PROJECT	
Barncroft, Corner of Farm Close and Meadow Lane, The Hamble	
PROPOSED CHANGE OF USE FROM STORAGE TO RESIDENTIAL	
DRAWING TITLE	
INDICATIVE ELEVATIONS	
NORTH AND SOUTH AS EXISTING	
DATE	
OCTOBER 2018	
SCALE	
1:100 @ A3	
DRAWING No.	REVISION
18A_046 006	
MARTIN RALPH	
ARCHITECTS	
RIBA	CHARTERED ARCHITECTS
Chartered Practice	SURVEYORS & ENGINEERS
Part of THE MARTIN RALPH GROUP	
11 Dragoon House Hussar Court Brambles Business Park Portsmouth Hampshire PO7 7SF	www.martinralph.co.uk info@martinralph.co.uk T. 023 9225 7711 F. 023 9225 7712

NOTES:

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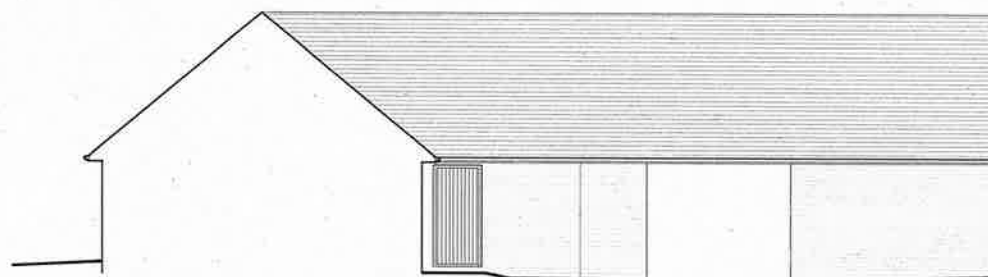
**SOUTH ELEVATION****NORTH ELEVATION****ELEVATIONS****BARNCROFT - THE HAMBLE**

AMENDMENTS	DATE
CLIENT	
Mr and Mrs E Leask	
PROJECT	
Barncroft, Corner of Farm Close and Meadow Lane, The Hamble PROPOSED CHANGE OF USE FROM STORAGE TO RESIDENTIAL	
DRAWING TITLE	
INDICATIVE ELEVATIONS NORTH AND SOUTH AS PROPOSED	
DATE	
OCTOBER 2018	
SCALE	
1:100 @ A3	
DRAWING No.	REVISION
18A_046 004	
MARTIN RALPH	
ARCHITECTS	
RIBA  CHARTERED ARCHITECTS SURVEYORS & ENGINEERS	
Chartered Practice	
Part of THE MARTIN RALPH GROUP	
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NOTES:

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EAST ELEVATION



WEST ELEVATION

ELEVATIONS

BARNCROFT - THE HAMBLE

AMENDMENTS	DATE
CLIENT	
Mr and Mrs E Leask	
PROJECT	
Barncroft, Corner of Farm Close and Meadow Lane, The Hamble PROPOSED CHANGE OF USE FROM STORAGE TO RESIDENTIAL	
DRAWING TITLE	
INDICATIVE ELEVATIONS EAST AND WEST AS EXISTING	
DATE	
OCTOBER 2018	
SCALE	
1:100 @ A3	
DRAWING No.	REVISION
18A_046 005	
MARTIN RALPH	
ARCHITECTS	
RIBA  CHARTERED ARCHITECTS SURVEYORS & ENGINEERS	
Chartered Practice	
Part of THE MARTIN RALPH GROUP	
11 Dragon House Hussar Court Brambles Business Park Portsmouth Hampshire PO7 7SF	
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T.	023 9225 7711
F.	023 9225 7712

NOTES:

This drawing has been prepared for the purposes of concept and design development and is not to be used for any other purpose. Dimensions are indicative and should be referenced against measured surveys only.

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EAST ELEVATION



WEST ELEVATION

ELEVATIONS

BARNCROFT - THE HAMBLE

AMENDMENTS	DATE
A	ELEVATIONS CHANGED
	16.10.18
CLIENT	
Mr and Mrs E Leask	
PROJECT	
Barncroft, Corner of Farm Close and Meadow Lane, The Hamble	
PROPOSED CHANGE OF USE FROM STORAGE TO RESIDENTIAL	
DRAWING TITLE	
INDICATIVE ELEVATIONS	
EAST AND WEST AS PROPOSED	
DATE	
OCTOBER 2018	
SCALE	
1:100 @ A3	
DRAWING No.	REVISION
18A_046 003	A
MARTIN RALPH	
ARCHITECTS	
RIBA  CHARTERED ARCHITECTS	
SURVEYORS & ENGINEERS	
Chartered Practice	
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9 Tees Farm Road
Colden Common
Winchester, Hampshire, SO21 1UQ
Phone: 01962 712783
E-Mail: gjpretty@btinternet.com

Planning Design Access & Heritage Statement

Barncroft, Corner of Farm Close and Meadow Lane, Hamble

Proposed Change of Use from Storage Building to Single Storey
Residential Dwelling (C3)

1. The Site



- 1.1 The application site comprises a part of an existing single storey building which is currently used for storage with the remainder of the building being garaging for the adjacent dwellings. It is located on the corner of Meadow Lane on the east side of Farm Close.



Site

- 1.2 Farm Close comprises mainly of two storey dwellings designed to be of a workshop style of appearance, possibly reflecting the nautical influence of Hamble.



Properties on Farm Close

- 1.3 To the southeast of the site there is a public car park at the centre of the village to which the site has easy walking access.



2. Planning History

- 2.1 F/08/62244 - Change of Use from Storage to Class A2 Usage - refused 21/04/2008
- 2.2 F/08/62245 - Change of Use from Storage to Class B1 Usage - refused 21/04/2008
- 2.3 F/08/62246 - Change of Use from Storage to Class D1 Usage - refused 21/04/2008
- 2.4 All of the applications were refused for similar reasons as set out below:

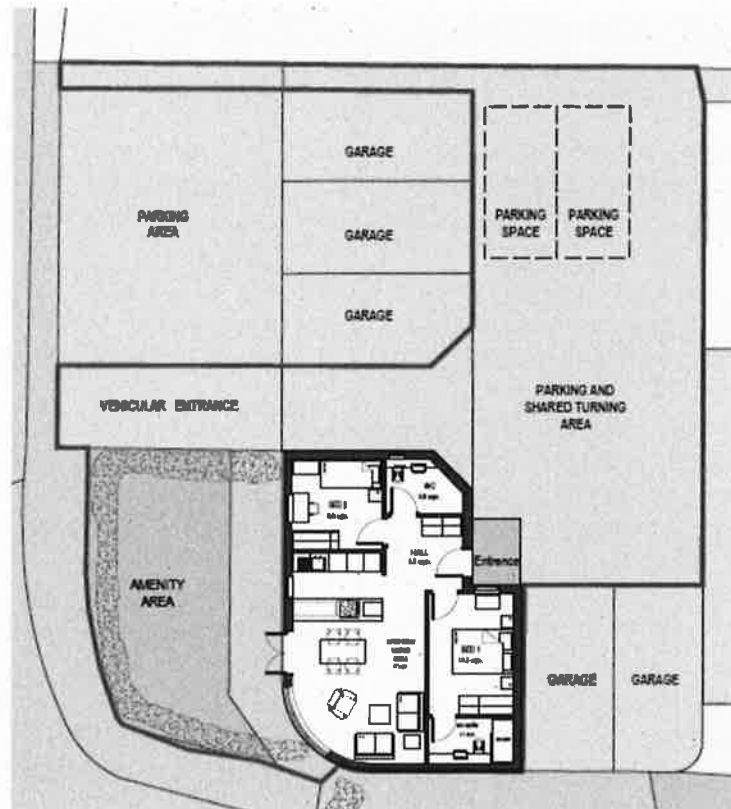
(1) By virtue of the restrictive layout and limited parking proposed, together with the likely traffic generated by visitors, the development does not make adequate provision to meet its own highway needs and it would detrimentally impact on the ability of nearby residents to adequately access and use existing off road parking areas. The development is contrary to policy 59.BE (i & v), 100.T and 104.T of the Eastleigh Borough Local Plan Review 2001-2011.

(2) The movement and parking of vehicles associated with visitors to the premises, together with the activities on site and the resultant signage required to advertise a D1 facility, would have a detrimental impact on the character and appearance of this residential location and on the amenity of those residents that live within this locality. The development is contrary to policy 59.BE (i & vii) and 120.E of the Eastleigh Borough Local Plan Review 2001-2011.

(3) The change of use of the building to an D1 use would result in insufficient accommodation for bin storage and collection and cycle storage contrary to policy 28.ES and 59.BE (i , vi & viii) of the Eastleigh Borough Local Plan Review 2001-2011.

3. The Proposal

- 3.1 This application proposes that the storage building referred to in the previous planning applications be converted to a single storey, 2 bedroom, residential dwelling with associated amenity space and car parking.



4. National and Local Planning Policy

National Planning Policy Framework (NPPF) July 2018

4.1 The Government revised its National Planning Policy Framework in July 2018. The baseline of the new document remains the presumption in favour of sustainable development.

4.2 Paragraph 38 of the Policy states:

“Local planning authorities should approach decisions on proposed development in a positive and creative way”

4.3 Paragraph 68 states:

“Small and medium sized sites can make an important contribution to meeting the housing requirement of an area, and are often built-out relatively quickly”

4.4 Crucially, Paragraphs 117 and 118 state:

“117. Planning policies and decisions should promote an effective use of land in meeting the need for homes and other uses, while safeguarding and improving the environment and ensuring safe and healthy living conditions”

“118. Planning policies and decisions should:

d) promote and support the development of under-utilised land and buildings, especially if this would help to meet identified needs for housing where land supply is constrained and available sites could be used more effectively (for example converting space above shops, and building on or above service yards, car parks, lock-ups and railway infrastructure)45; and

e) support opportunities to use the airspace above existing residential and commercial premises for new homes. In particular, they should allow upward extensions where the development would be consistent with the prevailing height and form of neighbouring properties and the overall street scene, is well-designed (including complying with any local design policies and standards), and can maintain safe access and egress for occupiers.”

Eastleigh Borough Local Plan review (2001 - 2011)

4.5 Policy 59BE - This is a generalised Policy that is permissive of new development provided that it meets specified criteria. In particular the policy encourages development that is in keeping with the character of the area, makes efficient use of land and has appropriate access and layout for vehicles and the storage and collection of refuse.

4.6 Policy 100T - is supportive of development that is well served by public transport, cycling and walking.

4.7 Policy 104T - requires new development to provide adequate off street parking.

Emerging Eastleigh Borough Local Plan 2016-2036

4.8 This plan can be afforded only limited weight at this stage.

4.9 Policy S1 - Promotes sustainable development.

- 4.10 Policy S2 - sets out the housing requirements for the plan period including 'windfall' sites
- 4.11 Policy DM1 - sets out general development criteria for new development
- 4.12 Policy DM2 - sets out the criteria for achieving energy savings
- 4.13 Policy DM11 - seeks to ensure that ecological issues are fully taken into account including the Solent Recreation Mitigation Strategy
- 4.14 Policy DM12 - Heritage Assets - amongst other matters development proposals should not harm the settings of heritage assets such conservation areas
- 4.15 Policy DM14 - Parking - new development is required to meet off street parking standards as set out in the Parking Standards Supplementary Planning Document (SPD)

Residential Parking Standards 2009 Supplementary Planning Document (SPD)

- 4.16 This requires 2 off street car spaces for 1 - 3 bed properties.

Property Size	Car Ownership		Car Parking Standard			Long Term Cycle Storage	
	2001 (Census)	2026 (TEMPO growth)	with 50% or more unallocated spaces	with <50% unallocated spaces	Individual/ 'on- plot' allocation	Individual storage	Communal storage
	cars per household		parking spaces per dwelling				
GENERAL RESIDENTIAL							
1 bed	0.96	1.00	1.00	1.25	2	1	1
2/3 bed	1.37	1.44	1.50	1.75	2	2	1

Parking requirements extracted from SPD

5.0 Planning & Heritage Statement

- 5.1 The site is within the settlement of Hamble-le-Rice and also just within the Hamble Conservation Area.



Conservation area (green) taken from Council Interactive Planning Map

- 5.2 The location of the site is such that it can only be considered as sustainable. It is clearly within immediate walking distance of the main village centre facilities including shops, transport and recreation. It must therefore fall within the Governments' NPPF presumption in favour of sustainable development.
- 5.3 The building is underused for general storage and is not required for any other purposes associated with the adjacent dwellings with which it otherwise appears to be most closely associated. The existing use is not essential to the local economy whereas the creation of a small dwelling would assist in meeting the growing need for housing particularly within sustainable locations. Residential use would therefore be an effective use of the building encouraged by both national policy (Para.118 of the NPPF) and local policy (Policy 59BE).

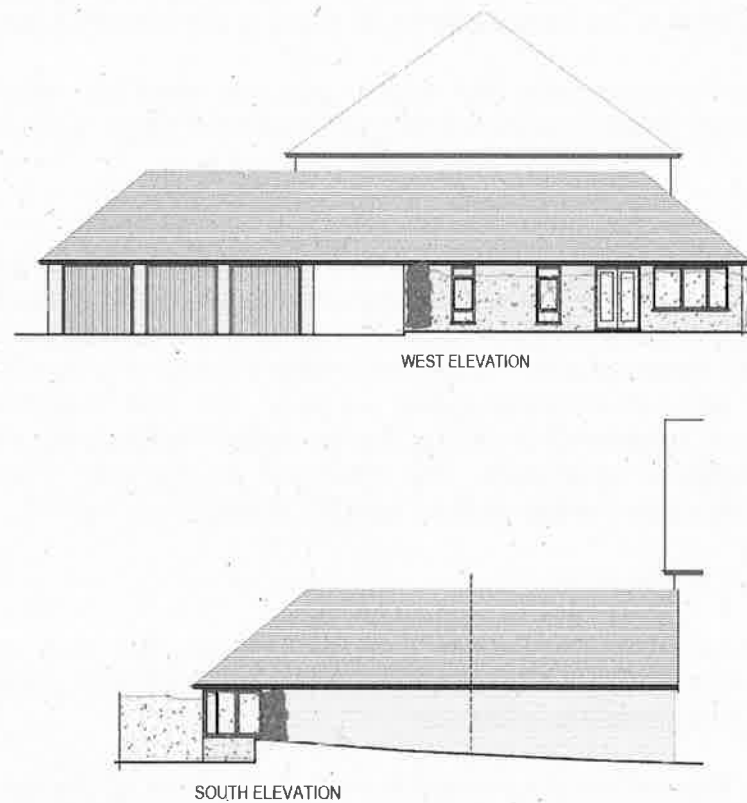
- 5.4 In its 2008 decisions set out earlier the Local Planning Authority has clearly indicated that the building is not considered to be suitable for economic use.
- 5.5 Parking, traffic movements and refuse collection were the broad concerns raised previously, but for uses where visitors and deliveries might reasonably be expected.

Parking

- 5.6 The proposed dwelling would comprise 2 bedrooms. 2 car parking spaces are available within the site which fully meets the requirements of the Council's adopted SPD. This provision is off street and no additional spaces are required for visitors to such a small development. Notwithstanding this the site is within close walking distance of the central Hamble public car park. The level of activity associated with this use is not considered to be such as to result in any significant degree of harm to the immediate neighbours. The courtyard of the site is spacious enough to accommodate cycle storage to the Council's standard.

Heritage/Character of the area

- 5.7 As was intimated in the Council's earlier refusals, the area around the site is principally residential. This proposed residential use will therefore add to and strengthen this prevailing character.
- 5.8 The site is also within the Hamble Conservation Area as shown on the Council's interactive mapping system. The site is a modern building forming part of area of modern housing within the Conservation Area. Nonetheless it is constructed of traditional materials and sits comfortably within this context.
- 5.9 There is a private garden area adjacent to the junction of Farm Close which is bounded by hedging so that windows may be inserted to this side without significant impact upon the appearance of the building from the main part of the Conservation Area and which will provide a secluded outlook from the proposed dwelling.
- 5.10 Although the site is within the Conservation Area it is not a historic building. The bulk of the structure is already a present feature so that the principle concerns will be with regard to how the external treatment of the change of use is undertaken. Treatment of the elevation viewed from the central car park will be most important.



- 5.10 The proposed dwelling would have a floorspace of approx. 70m². This is adequate to achieve the 2 bed. dwelling proposed, under the Government Technical Residential Floorspace Standards:

Table 1 - Minimum gross internal floor areas and storage (m²)

Number of bedrooms(b)	Number of bed spaces (persons)	1 storey dwellings	2 storey dwellings	3 storey dwellings	Built-in storage
1b	1p	39 (37) *			1.0
	2p	50	58		1.5
2b	3p	61	70		2.0
	4p	70	79		
3b	4p	74	84	90	2.5
	5p	86	93	99	
	6p	95	102	108	
4b	5p	90	97	103	3.0
	6p	99	106	112	
	7p	108	115	121	
	8p	117	124	130	

Refuse Storage

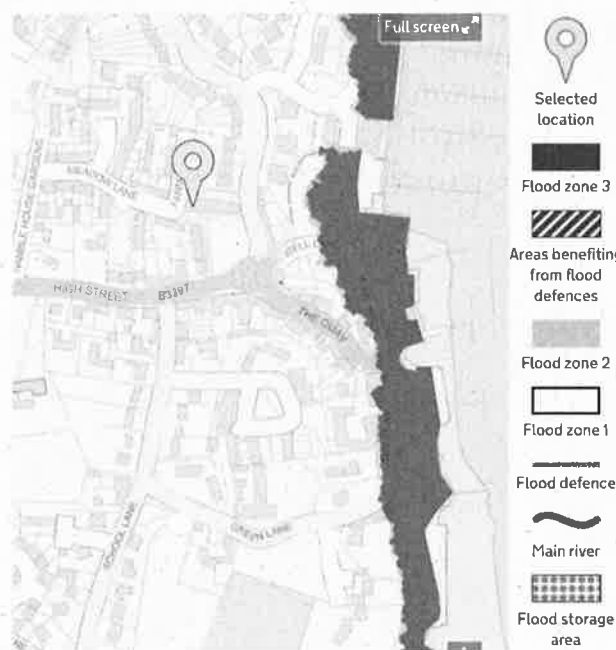
- 5.11 There is ample space within the courtyard of the site to store refuse in a sensitive manner for Local Authority collection.

Ecology

- 5.12 Hamble is located close to internationally designated ecological areas comprising the Special Protection Areas of Southampton Water, The Solent and Portsmouth Harbour. It is understood that Natural England has supported the view that all new dwellings within 5.6km of the SPAs is to be considered as having a harmful effect. The applicants therefore understand that the Local Planning Authority is required to undertake an 'appropriate assessment' of the level of harm and whether this can be mitigated. It is also understood that it is generally accepted that a commuted payment towards implementation of Solent Disturbance Mitigation projects will meet this requirement. The applicants are willing to undertake any necessary agreement to secure such payment should the application be considered favourably.

Flood Risk

- 5.13 The site is not located in an area subject to flooding. See flood risk plan below :



Community Infrastructure Levy

5.14 Not yet adopted by Eastleigh Borough Council.

Other Local Requirements

5.15 The following matters contained within the Council's Local Requirements documents have been assessed as not relevant to this proposal :

- Affordable Housing
- Air Quality
- Bird Hazard
- Daylight/Sunlight
- Contamination
- Landscaping
- Lighting
- Noise
- Open Space
- Tree Survey

6. Conclusion

- 6.1 Whilst the previous history of the site has been uniformly negative this has been in respect of commercial-type uses of the building which is set within an area dominated by residential development. Residential use appears to be a more appropriate option.
- 6.2 National Policy aims and the need to provide housing has changed significantly since the previous proposals in 2008 which are strongly in favour of achieving residential development wherever appropriate and sustainable.
- 6.3 The site is within a Conservation Area but forms part of a modern development. The proposed change of use can be implemented without harm to and therefore would preserve the character of the designated Historic Asset.
- 6.4 The Planning Authority is therefore urged to consider this proposal positively.

Development Management

Eastleigh House, Upper Market Street, Eastleigh, SO50 9YN

Tel: 023 8068 8264 www.eastleigh.gov.uk

Office hours: Mon-Thurs 8.30am - 5pm, Friday 8.30am - 4.30pm



**Application for tree works: works to trees subject to a tree preservation order (TPO)
and/or notification of proposed works to trees in a conservation area.**

Town and Country Planning Act 1990

You can complete and submit this form electronically via the Planning Portal by visiting www.planningportal.gov.uk/apply

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Please complete using block capitals and black ink.

You must use this form if you are applying for work to trees protected by a tree preservation order (TPO). (You may also use it to give notice of works to trees in a conservation area).

It is important that you read the accompanying guidance notes before filling in the form. Without the correct information, your application / notice cannot proceed.

1. Applicant Name and Address

Title:	mr	First name:	
Last name:	Young		
Company (optional):			
Unit:		House number:	4
		House suffix:	
Use name:			
Address 1:	Sylvan Lane		
Address 2:			
Address 3:			
Town:	Hamble		
County:	Hants		
Country:			
Postcode:	SO31 4QG		

2. Agent Name and Address

Title:	mr	First name:	Logan
Last name:	Madden		
Company (optional):	Alan Brind Tree Service		
Unit:	9	House number:	
		House suffix:	
House name:			
Address 1:	Mitchell Close		
Address 2:	Segensworth East		
Address 3:			
Town:	Fareham		
County:	Hants		
Country:			
Postcode:	PO15 5SE		

3. Tree Location

If all trees stand at the address shown in Question 1, go to Question 4. Otherwise, please provide the full address/location of the site where the tree(s) stand (including full postcode where available)

Unit: House number: House suffix:

House name:

Address 1:

Address 2:

Address 3:

Town:

County:

Postcode (if known):

If the location is unclear or there is not a full postal address, either describe as clearly as possible where it is (for example, 'Land to the rear of 12 to 18 High Street' or 'Woodland adjoining Elm Road') or provide an Ordnance Survey grid reference:

Description:

5. What Are You Applying For?

Are you seeking consent for works to tree(s) subject to a TPO? ☒ Yes ☐ No

Are you wishing to carry out works to tree(s) in a conservation area? ☐ Yes ☐ No

7. Identification Of Tree(s) And Description Of Works

Please identify the tree(s) and provide a full and clear specification of the works you want to carry out. Continue on a separate sheet if necessary. You might find it useful to contact an arborist (tree surgeon) for help with defining appropriate work. Where trees are protected by a TPO, please number them as shown in the First Schedule to the TPO where this is available. Use the same numbers on your sketch plan (see guidance notes).

Please provide the following information below: tree species (and the number used on the sketch plan) and description of works. Where trees are protected by a TPO you must also provide reasons for the work and, where trees are being felled, please give your proposals for planting replacement trees (including quantity, species, position and size) or reasons for not wanting to replant.

E.g. Oak (T3) - fell because of excessive shading and low amenity value. Replant with 1 standard ash in the same place.

HOLM OAK. WORKS TO FELL DUE ITS LARGE SPECIMAN THAT HANGS OVER THE PROPERTY LEAVING BEECH TREE THAT IS BEING SURPRESSSED TO DEVELOP NATURALLY

4. Tree Ownership

Is the applicant the owner of the tree(s)? ☒ Yes ☐ No
If 'No' please provide the address of the owner (if known and if different from the trees location)

Title: First name:

Last name:

Company (optional):

Unit: House number: House suffix:

House name:

Address 1:

Address 2:

Address 3:

Town:

County:

Country:

Postcode:

Telephone numbers

Country code: National number: Extension number:

Country code: Mobile number (optional):

Country code: Fax number (optional):

Email address (optional):

6. Tree Preservation Order Details

If you know which TPO protects the tree(s), enter its title or number below.

7. Identification Of Tree(s) And Description Of Works continued ...

BUT IS FURTHER AWAY FROM PROPERTY.
WILL ALLOW MORE LIGHT + AIR INTO SOUTHSIDE
GARDEN + PROPERTY.

8. Trees - Additional Information

Additional information may be attached to electronic communications or provided separately in paper format.

For all trees

A sketch plan clearly showing the position of trees listed in Question 7 must be provided when applying for works to trees covered by a TPO. A sketch plan is also advised when notifying the LPA of works to trees in a conservation area (see guidance notes). It would also be helpful if you provided details of any advice given on site by an LPA officer.

For works to trees covered by a TPO

Please indicate whether the reasons for carrying out the proposed works include any of the following. If so, your application must be accompanied by the necessary evidence to support your proposals. (See guidance notes for further details)

1. **Condition of the tree(s)** - e.g. it is diseased or you have fears that it might break or fall:

If YES, you are required to provide written arboricultural advice or other diagnostic information from an appropriate expert.

☒ Yes

☐ No

2. **Alleged damage to property** - e.g. subsidence or damage to drains or drives.

If YES, you are required to provide for:

☒ Yes

☐ No

Subsidence

A report by an engineer or surveyor, to include a description of damage, vegetation, monitoring data, soil, roots and repair proposals. Also a report from an arboriculturist to support the tree work proposals.

Other structural damage (e.g. drains, walls and hard surfaces)

Written technical evidence from an appropriate expert, including description of damage and possible solutions.

Documents and plans (for any tree)

Are you providing separate information (e.g. an additional schedule of work for Question 7)?

☒ Yes

☐ No

If YES, please provide the reference numbers of plans, documents, professional reports, photographs etc in support of your application. If they are being provided separately from this form, please detail how they are being submitted.

9. Authority Employee / Member

With respect to the Authority, I am:

- (a) a member of staff (c) related to a member of staff
(b) an elected member (d) related to an elected member

Do any of these statements apply to you?

☐ Yes

☒ No

If Yes, please provide details of the name, relationship and role

10. Application For Tree Works - Checklist

Only one copy of the application form and additional information (Question 8) is required. Please use the guidance and this checklist to make sure that this form has been completed correctly and that all relevant information is submitted. Please note that failure to supply precise and detailed information may result in your application being rejected or delayed. You do not need to fill out this section, but it may help you to submit a valid form.

Sketch Plan

- A sketch plan showing the location of all trees (see Question 8)

☒

For all trees

(see Question 7)

- Clear identification of the trees concerned
- A full and clear specification of the works to be carried out

☒

☐

For works to trees protected by a TPO

(see Question 7)

Have you:

- stated reasons for the proposed works?
- provided evidence in support of the stated reasons? in particular:
 - if your reasons relate to the condition of the tree(s) - written evidence from an appropriate expert
 - if you are alleging subsidence damage - a report by an appropriate engineer or surveyor and one from an arboriculturist.
 - in respect of other structural damage - written technical evidence
- included all other information listed in Question 8?

☒

☒

☒

☒

☐

11. Declaration - Trees

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

Signed - Applicant:

Date (DD/MM/YYYY):

2/10/18

(This date must not be before the date of sending or hand-delivery of the form)

12. Applicant Contact Details

Telephone numbers

Extension

☐ Co
☐ Co
☐ Co
☐ En

13. Agent Contact Details

Telephone numbers

Extension

☐ Co
☐ Co
☐ Co
☐ En

Electronic communication - If you submit this form by fax or e-mail the



Development Management

Eastleigh House, Upper Market Street, Eastleigh, SO50 9YN

Tel: 023 8068 8264 www.eastleigh.gov.uk

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Application for tree works: works to trees subject to a tree preservation order (TPO) and/or notification of proposed works to trees in a conservation area.

Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Trees Location

Number	9
Suffix	
Property name	
Address line 1	Tutor Close
Address line 2	
Address line 3	
Town/city	Hamble-Le-Rice
Postcode	SO31 4RU

If the location is unclear or there is not a full postal address, describe as clearly as possible where it is (for example, 'Land to rear of 12 to 18 High Street' or 'Woodland adjoining Elm Road')

Easting (x)	447631
Northing (y)	107324

Description

2. Applicant Details

Title	Mrs
First name	Terry Ann
Surname	Slater
Company name	
Address line 1	9, Tutor Close
Address line 2	
Address line 3	

2. Applicant Details

Town/city	Hamble-Le-Rice
Country	
Postcode	SO31 4RU
Primary number	
Secondary number	
Fax number	
Email address	

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

3. Agent Details

Title	Mr
First name	Paul
Surname	Freeman
Company name	Paul Freeman Tree Services
Address line 1	19
Address line 2	The Cloisters
Address line 3	
Town/city	Romsey
Country	
Postcode	SO51 7RS
Primary number	07791285235
Secondary number	07791285235
Fax number	
Email	freemantrees@outlook.com

4. What Are You Applying For?

Are you seeking consent for works to tree(s) subject to a Tree Preservation Order?

☒ Yes ☐ No

Are you wishing to carry out works to tree(s) in a conservation area?

☐ Yes ☒ No

5. Identification of Tree(s) and Description of Works

Please identify the tree(s) and provide a full and clear specification of the works you want to carry out.

You might find it useful to contact an arborist (tree surgeon) for help with defining appropriate work.

Where trees are protected by a Tree Preservation Order, please number them as shown in the First Schedule to the Tree Preservation Order where this is available. Use the same numbers on your sketch plan (see guidance notes).

Please provide the following information below

5. Identification of Tree(s) and Description of Works

Tree species (and the number used on the sketch plan) and description of works.

Where trees are protected by a Tree Preservation Order you must also provide reasons for the work and, where trees are being felled, please give your proposals for planting replacement trees (including quantity, species, position and size) or reasons for not wanting to replant.

e.g. Oak (T3) - fell because of excessive shading and low amenity value. Replant with one standard ash in the same place.

T1 - Oak - Reduce and reshape by up to 2 metres maintaining a natural shaped crown. Crown raise by approx. 5 metres. Remove major deadwood. All cuts are made to an appropriate growth point where the new branch is at least one third of the size as the branch removed. The proposed works are reasonable due to the tree's location, previous tree works and growth habit; whilst still providing a good level of amenity.

6. Trees - Additional Information

For all trees

A sketch plan clearly showing the position of trees listed in the question 'Identification of Tree(s) and Description of Works' MUST be provided when applying for works to trees covered by a Tree Preservation Order. A sketch plan is also advised when notifying the LPA of works to trees in a conservation area (see guidance notes).

It would also be helpful if you provided details of any advice given on site by an LPA officer.

For works to trees covered by a TPO

Please note: If none of the proposed work involves trees covered by a TPO, please answer 'No' to the two questions below

Please indicate whether the reasons for carrying out the proposed works include any of the following. If so, your application MUST be accompanied by the necessary evidence to support your proposals (see guidance notes for further details).

1. ☒ Condition of the tree(s) - e.g. it is diseased or you have fears that it might break or fall ☐ Yes ☒ No

If Yes, you are required to provide written arboricultural advice or other diagnostic information from an appropriate expert.

2. Alleged damage to property - e.g. subsidence or damage to drains or drives. ☐ Yes ☒ No

If Yes, you are required to provide for

Subsidence

A report by an engineer or surveyor, to include a description of damage, vegetation, monitoring data, soil, roots and repair proposals. Also a report from an arboriculturist to support the tree work proposals.

Other structural damage (e.g. drains walls and hard surfaces) Written technical evidence from an appropriate expert, including description of damage and possible solutions.

Documents and plans (for any tree)

Are you providing additional information in support of your application (e.g. an additional schedule of work for question 'Identification of Tree(s) and Description of Works')? ☐ Yes ☒ No

7. Tree Ownership

Is the applicant the owner of the tree(s)? ☒ Yes ☐ No

8. Tree Preservation Order Details

If you know which TPO protects the tree(s), enter its title or number

9. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent. ☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

10. Trees - Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)

04/11/2018



Development Management

Eastleigh House, Upper Market Street, Eastleigh, SO50 9YN

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Office hours: Mon-Thurs 8.30am - 5pm, Friday 8.30am - 4.30pm



Application for Planning Permission. Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	<input type="text"/>
Prefix	<input type="text"/>
Property name	<input type="text"/>
Address line 1	<input type="text"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text"/>
Postcode	<input type="text"/>

Description of site location must be completed if postcode is not known:

Easting (x)	<input type="text" value="448959"/>
Northing (y)	<input type="text" value="108760"/>

Description

2. Applicant Details

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="Gavin"/>
Surname	<input type="text" value="Orde"/>
Company name	<input type="text"/>
Address line 1	<input type="text" value="Merle Cottage"/>
Address line 2	<input type="text" value="40 Church Road"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Fleet"/>
Country	<input type="text" value="UK"/>

2. Applicant Details

Postcode	GU51 4NB
Primary number	
Secondary number	
Fax number	
Email address	

Are you an agent acting on behalf of the applicant?

☐ Yes ☒ No

3. Agent Details

No Agent details were submitted for this application

4. Site Area

What is the measurement of the site area? (numeric characters only).	24
Unit	sq.metres

5. Description of the Proposal

Please describe details of the proposed development or works including any change of use.

If you are applying for Technical Details Consent on a site that has been granted Permission In Principle, please include the relevant details in the description below.

I keep a yacht on a Crown Estate river mooring between the piles M24 and M25. I wish to install a pontoon no larger than 9 metres long and 2 metres wide in order to make it easier and safer to moor the yacht. The pontoon will comply with all of the specifications set out by the River Hamble Harbour Authority including being within the maximum size and spacing. The pontoon will be secured to the piles with chains. There are similar pontoons on neighbouring moorings.
I share the mooring with Mr J d'Authreau who is supportive of this application and would moor his boat to the other side of the pontoon.

Has the work or change of use already started?

☐ Yes ☒ No

6. Existing Use

Please describe the current use of the site

Boat mooring

Is the site currently vacant?

☐ Yes ☒ No

Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated

☐ Yes ☒ No

Land where contamination is suspected for all or part of the site

☐ Yes ☒ No

A proposed use that would be particularly vulnerable to the presence of contamination

☐ Yes ☒ No

7. Materials

Does the proposed development require any materials to be used in the build?

☒ Yes ☐ No

Please provide a description of existing and proposed materials and finishes to be used in the build (including type, colour and name for each material):

Other type of material (e.g. guttering) Mooring materials

Description of existing materials and finishes (optional):

Rope strops and floating pick-up bouy

7. Materials

Other type of material (e.g. guttering) Mooring materials

Description of proposed materials and finishes:

Floating metal and wooden pontoon with 3 floats as commonly used for such.

Are you supplying additional information on submitted plans, drawings or a design and access statement?

☐ Yes ☒ No

If Yes, please state references for the plans, drawings and/or design and access statement

Block plans for Pontoon M24-25
Site Plan Pontoon M24-25
Design Access Statement

8. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicular access proposed to or from the public highway?

☐ Yes ☒ No

Is a new or altered pedestrian access proposed to or from the public highway?

☐ Yes ☒ No

Are there any new public roads to be provided within the site?

☐ Yes ☒ No

☒ Are there any new public rights of way to be provided within or adjacent to the site?

☐ Yes ☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

☐ Yes ☒ No

9. Vehicle Parking

Is vehicle parking relevant to this proposal?

☐ Yes ☒ No

10. Trees and Hedges

Are there trees or hedges on the proposed development site?

☐ Yes ☒ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?

☐ Yes ☒ No

If Yes to either or both of the above, you may need to provide a full tree survey, at the discretion of your local planning authority. If a tree survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

11. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)

☐ Yes ☒ No

If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere?

☐ Yes ☒ No

How will surface water be disposed of?

☐ Sustainable drainage system

☒ Existing water course

☐ Soakaway

☐ Main sewer

11. Assessment of Flood Risk

☐ Pond/lake

12. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals. Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

a) Protected and priority species (see guidance note):

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☒ No

b) Designated sites, important habitats or other biodiversity features (see guidance note):

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☒ No

c) Features of geological conservation importance (see guidance note):

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☒ No

13. Foul Sewage

Please state how foul sewage is to be disposed of:

- ☐ Mains Sewer
☐ Septic Tank
☐ Package Treatment plant
☐ Cess Pit
☐ Other
☒ Unknown

Are you proposing to connect to the existing drainage system?

☐ Yes ☒ No ☐ Unknown

14. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

☐ Yes ☒ No

Have arrangements been made for the separate storage and collection of recyclable waste?

☐ Yes ☒ No

15. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste?

☐ Yes ☒ No

16. Residential/Dwelling Units

Due to changes in the information requirements for this question that are not currently available on the system, if you need to supply details of Residential/Dwelling Units for your application please follow these steps:

1. Answer 'No' to the question below;
2. Download and complete this supplementary information template (PDF);
3. Upload it as a supporting document on this application, using the 'Supplementary information template' document type.

This will provide the local authority with the required information to validate and determine your application.

Does your proposal include the gain, loss or change of use of residential units?

☐ Yes ☒ No

17. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?

☐ Yes ☒ No

18. Employment

Will the proposed development require the employment of any staff?

☐ Yes ☒ No

19. Hours of Opening

Are Hours of Opening relevant to this proposal?

☐ Yes ☒ No

20. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

Mooring of a yacht to a pontoon with ropes.

Is the proposal for a waste management development?

☐ Yes ☒ No

☒ If is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website

21. Hazardous Substances

Is any hazardous waste involved in the proposal?

☐ Yes ☒ No

22. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

- ☐ The agent
☒ The applicant
☐ Other person

23. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title	Ms
First name	Julie
Surname	Wellstead
Reference	

Date (Must be pre-application submission)

04/10/2018

Details of the pre-application advice received

Make an application for planning permission based on previous similar applications to install a pontoon on pile moorings.

24. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

25. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE B - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates.

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Owner/Agricultural Tenant

Name of Owner/Agricultural Tenant	Crown Estates
Number	
Suffix	
House Name	
Address line 1	c/o Knight Frank
Address line 2	15 The Boatyard
Town/city	Swanwick
Postcode	SO31 1ZL
Date notice served (DD/MM/YYYY)	22/10/2018

Person rôle

- ☒ The applicant
☐ The agent

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="Gavin"/>
Surname	<input type="text" value="Orde"/>
Declaration date (DD/MM/YYYY)	<input type="text" value="22/10/2018"/>

☒ Declaration made

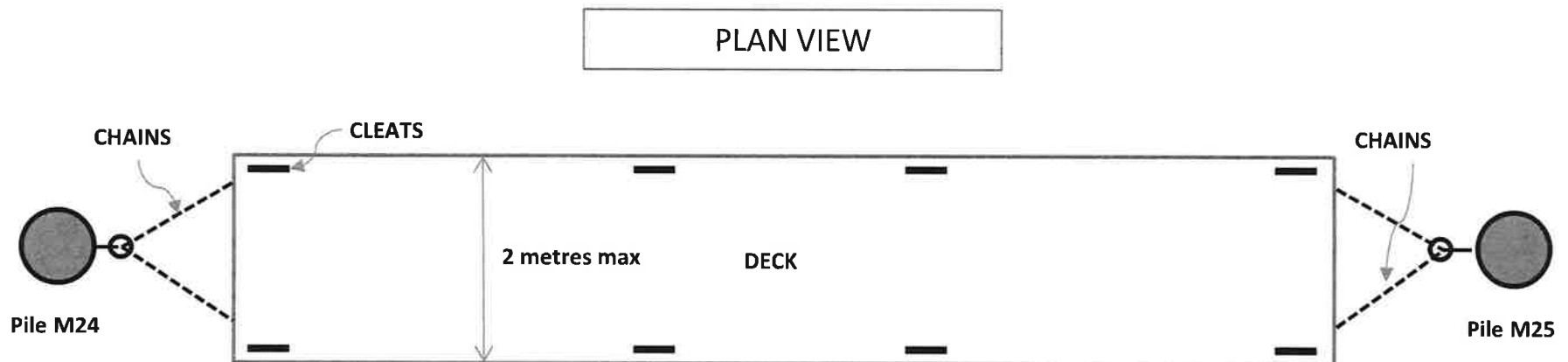
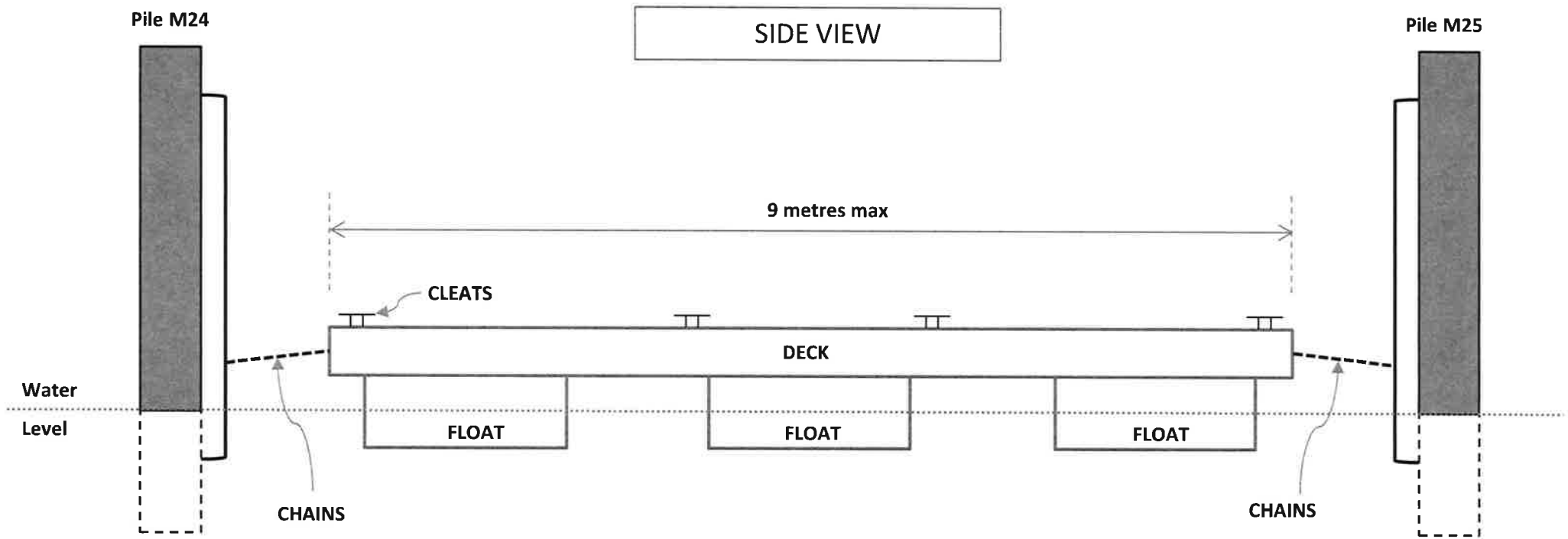
26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

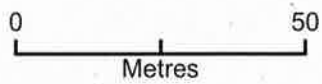
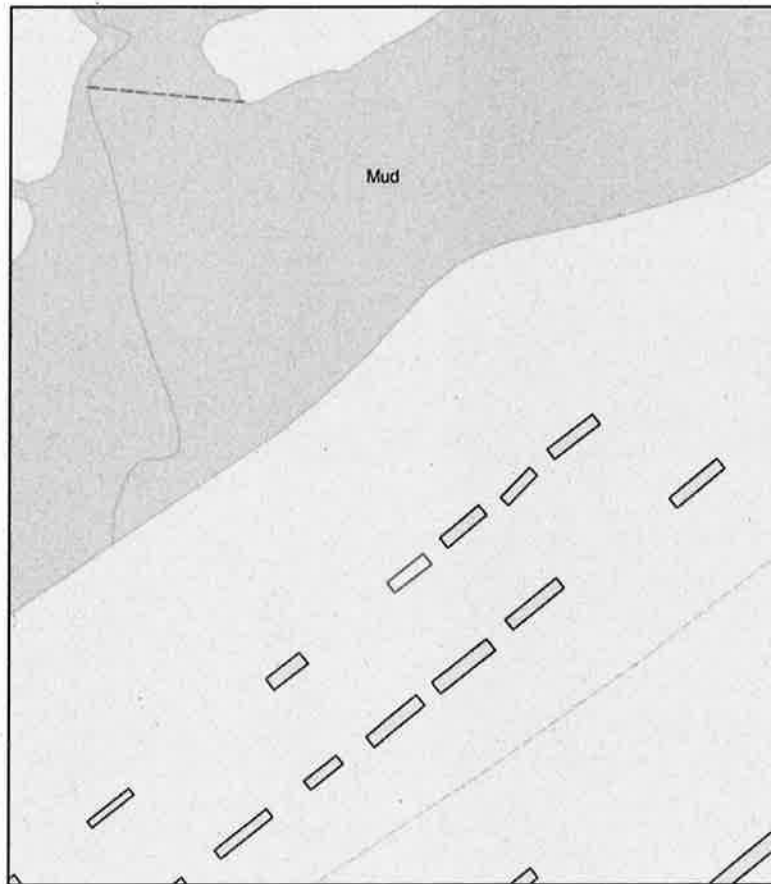
Date (cannot be pre-application)

FLOATING PONTOON APPLICATION – HAMBLE PILES M24-25

21 October 2018



Pontoon Plan M24-M25



Plan Produced for: Mr Gavin Orde
Date Produced: 17 Oct 2018
Plan Reference Number: TQRQM18290092836586
Scale: 1:1250 @ A4

Application number F/18/84286

Location Plan Overview



Design and Access Statement

Installation of a pontoon no longer than 9 metres in length with a maximum width of 2 metres in full compliance with Hamble Harbour Authority requirements. This is proposed to be installed between piles M24-25, opposite Universal Marina.

The pontoon will be towed from a local boatyard and fitted between the existing piles.

Many other pile moorings in the area (upstream and downstream) already have pontoons installed on them.

LIST OF DECISIONS

T/18/83585 - Land to rear of 8 Deanfield Close, Hamble, Hampshire, SO31 4JJ

TPO 125-E. 1 no. Sycamore. Prune to 8 metres and prune back to previous locations.

The Parish Council requested that the minimum of work be done and the decision be left to the arboriculturist.

17/09/2018 - Consent (Delegated Decision)

The tree works hereby consented shall be completed within 2 years of the date of this permission and shall be carried out in accordance with the approved details and to British Standard for Tree Work BS3998:2010

A/18/83603 - 1-3 ST ANDREWS BUILDINGS (The Mercury)

Retention of 1no. non illuminated fascia sign on South Elevation.

26/09/2018 - Consent (BHH Local Area Committee Decision)

F/18/83792 - 62 SPITFIRE WAY, HAMBLE, SOUTHAMPTON, SO31 4RT

Change of use of half of the existing detached garage to a kitchen for training purposes.

The Parish Council **objected** to this Planning Application on the grounds that this was a change of use and was not appropriate in the middle of a housing estate given the potential for noise and smells generated by catering activities. The Parish Council also expressed concerns about safety in regard to the proposal to install several gas appliances in the building and additional car parking.

28/09/2018 - Permit (Delegated Decision)

The proposal is considered to comply with relevant Development Plan policies, in that:

- The proposed cookery school is small scale, operating during the day for up to 6 hours on three days a week. The business would be able to accommodate three students and the number of students is limited by the size of the outbuilding, meaning that was the business to significantly expand then alternative premises would be required. The business would be run by one of the residents of the main house and it is not uncommon to find small business run from home. The scale of the proposal means it will not be out of keeping with the residential area.
- The garage is located at the rear of the garden a reasonable distance away from the surrounding houses. As such the small cookery school is unlikely to generate significant noise or disturbance to the surrounding residents. Cooking odours will be controlled through mechanical ventilation using the existing roof vents at the side of the building next to the adjacent footpath.
- The proposal will not involve any external changes to the existing garage, which appears domestic in nature.
- The site can accommodate four cars, one within the remaining garage and three spaces behind. The four car parking spaces should be sufficient for the business and domestic purposes without significant overspill onto the adjoining streets.
- The proposed conversion is not considered to result in a likely significant impact on a European Protected site (SPA, SAC or Ramsar). HRA (Habitat Regulations Assessment) screening was not required for this development even though it falls inside the designated zone of impact.

LIST OF DECISIONS

H/18/83736 - PIPPINS, OAKWOOD WAY, HAMBLE, SOUTHAMPTON, SO31 4HJ

Rear and side extension and new rear-facing roof windows.

No objection

25/09/2018 - Permit (Delegated Decision)

H/18/83773 - 5 OYSTER QUAY, HIGH STREET, HAMBLE, SOUTHAMPTON, SO31 4BQ

Construct a new balcony bridge between the existing rear balconies.

No objection

28/09/2018 - Permit (Delegated Decision)

F/18/83747 - MERCURY MARINA, SATCHELL LANE, HAMBLE, SOUTHAMPTON, SO31 4HQ

Siting of storage & office accommodation (2no. portable units) for temporary 3 year period.

No objection

04/10/2018 - Withdrawn By Applicant

H/18/83809 - 1 BEAULIEU ROAD, HAMBLE, SOUTHAMPTON, SO31 4JL

Single storey rear extension and ramped path.

No objection

03/10/2018 - Permit (Delegated Decision)

H/18/84055 - 55 MID TERRACED HOUSE, SATCHELL LANE, HAMBLE, SO31 4HZ

Construction of hardstanding and retaining walls on frontage to provide 1 no. parking space.

Supported application

06/11/2018 – Permit (Delegated Decision)

LIST OF DECISIONS

F/18/83779 - Hamble Football Club at Hamble Parish Community Facilities, Hamble Lane, Hamble, SO31 4TS

Retrospective single storey extension and erection of a single storey detached building.

That the Parish Council **opposed** this retrospective Planning Application on the grounds that permission was not granted by the land owner for this building work. The Clerk to write to the Football Club expressing the Parish Council's concern that permission for this building work was not obtained from the Parish Council, as the land owner, and that due process had not been adhered to.

30/10/2018 – Permit (Delegated Decision)

A/18/83862 - HAMBLE POINT MARINA, SCHOOL LANE, HAMBLE, SO31 4JD

Display of 1no. non-illuminated freestanding sign.

No Comment

17 Oct 2018 - Consent To The Advert Display (Delegated Decision)

F/18/83901 - PORT HAMBLE MARINA, SATCHELL LANE, HAMBLE

Retention of storage shed for a further 3 years.

No Comment

17/10/2018 - Temporarily Approve (Delegated Decision)

A/18/83937 - CREEK COTTAGE, 58 SATCHELL LANE, HAMBLE, SO31 4HL

Erect non-illuminated hoarding sign (Retrospective).

No Comment

24/10/2018 - Consent To The Advert Display (Delegated Decision)

LDC/18/84250 - 12 YORKE WAY, HAMBLE, SO31 4LP

LAWFUL DEVELOPMENT CERTIFICATE FOR A PROPOSED USE: loft conversion with rear dormer including alteration of the side pitched roof to gable end and addition of 2no. rooflights to front roof slope.

Decided before consultation period ended.

LIST OF DECISIONS

30/10/2018 - CLOPUD - Certificate Issued

H/18/84068 - 121 SATCHELL LANE, HAMBLE, SOUTHAMPTON, SO31 4HP

REPLACE FLAT ROOF WITH PITCHED.

Supported application

30/10/2018 – Permit (Delegated Decision)

HCC/2018/0822 HAMBLE COMMUNITY SPORTS COLLEGE, SATCHELL LANE, HAMBLE, SOUTHAMPTON, SO31 4NE

Creation of car park extension for 40 vehicles for school staff.

No objection

Awaiting Decision

X/18/84097 CREEK COTTAGE, 58 SATCHELL LANE, HAMBLE, SOUTHAMPTON, SO31 4HL

Variation of condition no. 5 of planning permission O/17/80438 to allow eaves heights of 6 meters.

Object

Awaiting Decision

H/18/84184 18 OAKWOOD WAY, HAMBLE, SOUTHAMPTON, SO31 4HJ

Two storey front and first floor front and rear extensions.

Object to the application on the basis of the bulk and appearance of the side elevation. Also the development is too large for the site.

Awaiting Decision

H/18/84071 14 MARINA DRIVE, HAMBLE, SOUTHAMPTON, SO31 4PJ

Three storey side and rear extensions incorporating alterations to provide habitable accommodations in the roof space to the front and rear.

Object on the basis that the proposed development is out of keeping not respecting the rhythm of development along the street, the poor visual appearance from the river and the high proportion of glass leading to a lack of privacy for the occupier.

Awaiting Decision