



**DECISIONS MADE BY DIRECTOR OF DEVELOPMENT  
UNDER DELEGATED POWERS**

**UP TO 4 December 2006**

For Guidance

1. Those applications which have a **star** by them are FOR INFORMATION PURPOSES ONLY. Please see over for a list and description of application types.
2. If the **Grid Reference** is blank, this is because it is a property which is in the process of being entered on the Property Database for the District.
3. The Conservation Area only appears where the application is known to be in a **Conservation Area**.
4. The **Publicity Period** is 21 days after the Site Notice Date or 21 days after a Press Advert date, where this has been made, whichever is the later. Applications may be determined after this date
5. Representations totals are as received at the date of printing the list.

If you require any further information, please enquire at Avalon House Reception quoting the Case Number. We are open Monday - Friday 8.30am - 5.00pm.

## **APPLICATION CODES AND DESCRIPTION**

<b>AVC</b>	Full Advert Consent
<b>AVT</b>	Temporary Advert Consent (non-standard time limit)
<b>AGA</b>	Agricultural Application
<b>APN</b>	Agricultural Prior Notification
<b>CER</b>	Certificate of Alternative Use
<b>CHU</b>	Change of Use
<b>DEC</b>	Demolition Consultation
<b>EUC</b>	Established Use Certificate
<b>FUL</b>	Full Planning Application
<b>GVN</b>	Government Department (no comment)
<b>GVO</b>	Government Department (outline)
<b>GVT</b>	Government Department (temporary)
<b>HAZ</b>	Hazardous Substances
<b>HCS</b>	HCC Consultations (letter)
<b>HCM</b>	HCC Consultation Minerals
<b>LBC</b>	Conservation Area Application
<b>LDC</b>	Lawful Development Certificate (existing use)
<b>LDP</b>	Lawful Development Certificate (proposed use)
<b>LIS</b>	Listed Building
<b>OUT</b>	Outline Application
<b>REM</b>	Reserved Matters
<b>TCP</b>	Telecom Prior Notification
<b>TFE</b>	Tree Felling Licence
<b>TPO</b>	Tree Preservation Order
<b>TPC</b>	Tree in Conservation Area

**Badger Farm**

**Ward**

**Olivers Battery And Badger Farm**

**Conservation Area:**

**Case No:** 06/03075/FUL

**Ref No:** W17345/02

**Date Valid:** 9 October 2006

**Grid Ref:** 446674 127958

**Team:** WEST

**Case Officer:** Mr Ian Cousins

**Applicant:** Mr And Mrs Tibble

**Proposal:** Two Storey side extension and single storey front (Re-Submission)

**Location:** 4 Larkhill Rise Badger Farm Winchester Hampshire SO22 4LX

**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

03 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, (or any order revoking and re-enacting that order, with or without modification), no windows other than those expressly authorised by this permission shall, at any time, be constructed in the first floor north east elevation(s) of extension hereby permitted.

03 Reason: To protect the amenity and privacy of the adjoining residential properties.

**Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3

Winchester District Local Plan Review: DP3

**Bighton**                      **Ward**                      **The Alresfords**

**Conservation Area:**

**Case No:** 06/02991/FUL  
**Ref No:** W18176/03  
**Date Valid:** 6 October 2006  
**Grid Ref:** 461779 133390  
**Team:** EAST                      **Case Officer:** Ms Nichola Whitehead  
**Applicant:** Mr Paul Owen  
**Proposal:** Rear conservatory  
**Location:** Ashleigh Goscombe Lane Gundleton Alresford Hampshire SO24  
9SP

**Decision:**                      **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

**Informatives**

01. This permission is granted for the following reasons:  
The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3, C1, C2  
Winchester District Local Plan Proposals: DP.3, CE.23

**Bishops Waltham**                      **Ward**                      **Bishops Waltham**

**Conservation Area:** Conservation Area: Bishops Waltham Conservation Area  
**Case No:** 06/03057/FUL  
**Ref No:** W20352  
**Date Valid:** 5 October 2006  
**Grid Ref:** 455300 117770  
**Team:** WEST                      **Case Officer:** Mr Ian Cousins  
**Applicant:** Mr And Mrs V Light  
**Proposal:** Two side extensions and two porchs  
**Location:** Danbury Brooklands Road Bishops Waltham Southampton  
Hampshire SO32 1AU

**Decision:**                      **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

**Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan Review: DP3

**Bishops Waltham**

**Ward**

**Bishops Waltham**

**Conservation Area:**

**Case No:** 06/03128/FUL

**Ref No:** W20363

**Date Valid:** 13 October 2006

**Grid Ref:** 454268 117850

**Team:** WEST

**Case Officer:** Miss Megan Birkett

**Applicant:** Mr And Mrs Ingrims

**Proposal:** Two storey extension and a conservatory to rear

**Location:** Britannia Cottage Albany Road Bishops Waltham Southampton  
Hampshire SO32 1BY

**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the extension hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

03 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, (or any order revoking and re-enacting that order, with or without modification), no windows other than those expressly authorised by this permission shall, at any time, be constructed in the south west elevation(s) of extension hereby permitted.

03 Reason: To protect the amenity and privacy of the adjoining residential properties.

### **Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3

Winchester District Local Plan Review Proposals: DP3

**Chilcomb**

**Ward**

**Itchen Valley**

#### **Conservation Area:**

**Case No:** 06/02789/FUL

**Ref No:** W01053/03

**Date Valid:** 4 October 2006

**Grid Ref:** 451318 127867

**Team:** EAST

**Case Officer:** Stephen Andrews

**Applicant:** Mrs Charlotte Ann Winfield

**Proposal:** Change of use from agricultural land

**Location:** Little Golders Chilcomb Lane Chilcomb Winchester Hampshire  
SO21 1HT

**Decision:** **Application Refused**

#### **Conditions/Reasons**

01 The proposed change of use from agricultural grazing land to residential garden would combine to form a development that would be unacceptably harmful to the visual amenity and overall landscape character of the area, by creating an unnaturally prominent feature within this vast rural landscape. The proposal would also materially harm the visual appearance of the designated Area of Outstanding Natural Beauty and the ecology of the Site of Importance for Nature Conservation, contrary to Policies UB.3, C.1, C2, E.11 the Hampshire County Structure Plan Review and Policies DP.3, CE.5, CE.6, CE.9 of the Winchester District Local Plan Review 2006.

**Colden Common**

**Ward**

**Colden Common And Twyford**

**Conservation Area:**

**Case No:** 06/03073/FUL

**Ref No:** W20347

**Date Valid:** 9 October 2006

**Grid Ref:** 447743 122515

**Team:** EAST

**Case Officer:** Ms Anna Rolls

**Applicant:** Ms F Bryan

**Proposal:** Dining room extension

**Location:** 9 Lower Moors Road Colden Common Winchester Hampshire  
SO21 1SG

**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the hereby permitted shall match those used in the existing building.

02 The materials to be used in the construction of the external surfaces of the hereby permitted shall match those used in the existing building.

**Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3

Winchester District Local Plan Review 2006 Proposals: DP3

**Colden Common**

**Ward**

**Colden Common And Twyford**

**Conservation Area:**

**Case No:** 06/03102/TPO  
**Ref No:** WTPO/1212/64  
**Date Valid:** 10 October 2006  
**Grid Ref:** 448308 121698  
**Team:** EAST  
**Applicant:** Mrs Ann Hall  
**Proposal:** Remove 1 large bough of 2 no oak trees  
**Location:** 10 St Vigor Way Colden Common Winchester Hampshire SO21  
1UU

**Case Officer:** Mr Kevin Cloud

**Decision:** **Application Refused**

**Conditions/Reasons**

01 The trees are healthy and contribute well to the amenity of the area. The shading caused by the trees has been over emphasized. Pruning of the trees is not justified at this time.

**Corhampton And Meonstoke**

**Ward**

**Upper Meon Valley**

**Conservation Area:** Conservation Area: Corhampton And Meonstoke Conservation Area

**Case No:** 06/03219/TPC  
**Ref No:** W02432/05TPOCA  
**Date Valid:** 25 October 2006  
**Grid Ref:** 461081 120362  
**Team:** EAST  
**Applicant:** Dr G Collins  
**Proposal:** Crown reduce 1 no ash by 15% and remove all deadwood and ivy  
**Location:** Riverside Cottage Warnford Road Corhampton Southampton  
Hampshire SO32 3ND

**Case Officer:** Mr Kevin Cloud

**Decision:** **That no objection be raised**

**Compton And Shawford**

**Ward**

**Compton And Otterbourne**

**Conservation Area:**

**Case No:** 06/02746/FUL

**Ref No:** W16773/06

**Date Valid:** 3 October 2006

**Grid Ref:** 447003 125638

**Team:** WEST

**Case Officer:** Andrea Swain

**Applicant:** Mr F J Windibank

**Proposal:** Change of use of agricultural buildings to stable usage (THIS APPLICATION MAY AFFECT THE SETTING OF A PUBLIC RIGHT OF WAY)

**Location:** Warners Farm Buildings Place Lane Compton Hampshire

**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 Details of the facilities for the storage of horse manure and its means of disposal from the site shall be submitted to and approved in writing by the Local Planning Authority before the use of the stables is commenced. The facilities shall be provided and thereafter maintained in accordance with the approved details.

02 Reason: In the interests of the amenities of the locality.

**Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3, C1 and C2

Winchester District Local Plan Review: HE5, DP3 and RT.11

03. Public Right of Way Compton and Shawford FP25 is located to the immediate north of the site. All boundary features to the PROW are to be retained. There will be no surface alterations to the Public Right of Way or any works carried out which affect the surface of a right of way without first seeking the permission of the Rights of Way Officer. To contact the relevant Rights of Way Officer go to [www.hants.gov.uk/countryside/row/contactus.html](http://www.hants.gov.uk/countryside/row/contactus.html). Nothing connected with the development or its future use will have an adverse effect on the PROW which must remain available for public use at all times.

04. The applicant's notice should be drawn to the fact that all vehicles will be accessing the site via a PROW. Vehicles should give way to public users at all times.

05. Footpaths, Bridleways and Restricted Byways: It is an offence to drive over a public footpath, bridleway or restricted byway without lawful authority. The applicant should satisfy themselves that they have this authority, either by owning the land over which the right of way runs, or alternatively having been granted permission by the landowner and that this permission extends to any additional development.

06. The Natural Environment and Rural Communities Act has reclassified all RUPPS into Restricted Byways, thus extinguishing motorized vehicle rights, i.e. open only to walkers, horse riders, cyclists and non-mechanically propelled vehicles. Some of these will, however be claimed as Byways Open to All Traffic. There are provisions in the Act which preserve the right of owners and visitors to gain access to land by vehicles where this is reasonably necessary, but this only applies where a public highway is being used to gain access at the date of commencement of the Act. It will not create any new rights of access to land. The applicants should therefore satisfy themselves that they have adequate private access rights.

07. The public rights of way in the vicinity of the development are predominantly Public Footpaths. It is an offence to take a horse along a Public Footpath unless private landowner rights are being exercised.

08. The stables hereby approved are to be used for the stabling of horses only. This permission does not allow for the commercial use of the site for riding school, training or breeding purposes.

**Crawley**

**Ward**

**Sparsholt**

**Conservation Area:** Conservation Area: Crawley Conservation Area

**Case No:** 06/02555/FUL

**Ref No:** W17251/01

**Date Valid:** 9 August 2006

**Grid Ref:** 442932 134737

**Team:** WEST

**Case Officer:** Lisa Booth

**Applicant:** Mr K. N. Suckling

**Proposal:** Two storey rear extension; single storey side extension to include a replacement garage (renewal of planning permission W17251)

**Location:** Danebury Cottage Peach Hill Lane Crawley Winchester Hampshire SO21 2PR

**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

03 The first floor dormer window in the east elevation of the additional bedroom hereby permitted shall be glazed in obscure glass and thereafter retained.

03 Reason: To protect the amenity and privacy of the adjoining residential properties.

04 Prior to the completion of development a cut off drain shall be provided to prevent the egress of surface water onto the public highway.

04 Reason: In the interests of highway safety.

05 The garage hereby permitted shall only be used for the purpose of accommodating private motor vehicles or other ancillary domestic storage purposes, and shall not, at any time, be used for living accommodation, business, commercial or industrial purposes.

05 Reason: In the interests of the amenities of the locality.

06 The existing trees shown as being retained on the approved plan shall not be lopped, topped, felled or uprooted without the prior written approval of the Local Planning Authority. These trees shall be protected during building operations by the erection of fencing as annotated on the approved drawing and in accordance with BS 5837.

06 Reason: To retain and protect the trees which form an important part of the amenity of the area.

### **Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3, T2, E16

Winchester District Local Plan Review Policies: DP3, HE4, HE5, T2



**Durley                      Ward                      Owslebury And Curdridge**

**Conservation Area:**

**Case No:** 06/03097/FUL

**Ref No:** W17567/05

**Date Valid:** 10 October 2006

**Grid Ref:** 452514 116017

**Team:** WEST

**Case Officer:** Mr Ian Cousins

**Applicant:** Mr & Mrs Smith

**Proposal:** Raising of roof to provide additional living accommodation and alterations to ground floor

**Location:** Well Cottage Mincingfield Lane Durley Southampton Hampshire  
SO32 2BR

**Decision:            Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 No development shall take place until details and samples of the materials to be used in the construction of the external surfaces of the development hereby permitted have been submitted to and approved in writing by the Local Planning Authority. Development shall be carried out in accordance with the approved details.

02 Reason: To ensure that the development presents a satisfactory appearance in the interests of the amenities of the area.

**Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3

Winchester District Local Plan Review: DP3; CE23

**Hursley                      Ward                      Compton And Otterbourne**

**Conservation Area:**

**Case No:** 06/03006/LIS  
**Ref No:** W03225/16LB  
**Date Valid:** 11 October 2006  
**Grid Ref:** 445033 128141  
**Team:** WEST

**Case Officer:** Andrea Swain

**Applicant:** Mr J Meade

**Proposal:** Conversion of former dairy to ancillary accommodation to the principal dwelling

**Location:** Pitt Vale Farmhouse Enmill Lane Pitt Winchester Hampshire SO22 5QW

**Decision:            Application Permitted**

**Conditions/Reasons**

01 The works hereby consented to shall be begun before the expiration of three years from the date of this consent.

01 Reason: To comply with the provision of Section 18(1) of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

03 Any part of the building exposed by the demolition work shall be made good and the safety and stability of the part of the building that is to be reinstated shall be ascertained by a report from a suitably qualified structural or civil engineer. Before the works of demolition commence that report is to be supplied to, and agreed in writing with, the Local Planning Authority.

03 Reason: In the interests of the preservation and character of the listed building/conservation area and the safety of the public and personnel on site.

04 There shall be no demolition of any part of the building except as detailed on the approved plans. The remaining part shall be retained and incorporated in the new structure in accordance with the approved plans.

04 Reason: In the interests of the preservation and character of the listed building/conservation area.

05 The following items/parts of the building(s) shall be covered up and protected during the course of the work:

a) roof

The form of cover and protection is to be agreed in writing with the Local Planning Authority prior to commencement of work.

05 Reason: To ensure that these important features which are essential to the architectural character of the listed building are not damaged.

06 Any alterations and repairs to brickwork shall be carried out utilising matching materials, brick bond and jointing details to those on the existing building. If there is some doubt as a range of different mortars and jointing details have been used on the existing building then details are to be agreed in writing with the LPA prior to the commencement of work. A lime putty mortar shall be used unless otherwise agreed in writing by the Local Planning Authority.  
(See advice notes on Mortars and Pointing attached).

06 Reason: To maintain the character of the listed building.

07 The extent of any repointing or brick replacement is to be agreed in writing with the Local Planning Authority before proceeding.

07 Reason: To maintain the character of the listed building.

08 Full details of all new windows and doors shall be submitted to and approved in writing by the Local Planning Authority prior to the commencement of work. The windows and doors shall be installed in accordance with the approved details.

08 Reason: To protect the character and appearance of the building (or conservation area).

09 Details of the siting and design and method of fixing of any external meter boxes/metal ducting/flues to be provided, shall be submitted to and approved in writing by the Local Planning Authority prior to the commencement of works. The works hereby permitted shall be carried out in accordance with the approved details.

09 Reason: To protect the character and appearance of the listed building (and Conservation Area).

10 All rainwater goods shall be of cast iron unless otherwise agreed in writing by the Local Planning Authority.

10 Reason: To protect the character and appearance of the (listed) building.

11 This consent is for the conversion not the rebuilding of the barn so any subsequent requirement for underpinning or rebuilding of any parts shall first be agreed in writing with the Local Planning Authority prior to commencement of work.

11 Reason: To protect the character and appearance of the listed building.

12 The Design Statement and criteria submitted with the application are an integral part of the application. These principles and criteria shall be followed and there shall be no departure therefrom without agreement in writing with the Local Planning Authority.

12 Reason: To protect the character and appearance of the listed building.

14 Prior to commencement of work a detailed repair schedule shall be submitted to and approved in writing by the Local Planning Authority. The works shall be implemented in accordance with the approved schedule.

14 Reason: To retain control over the development and to ensure an appropriate repair methodology, which respects the special architectural and historic interest of the building.

15 Before development commences, a statement shall be submitted to and approved by the Local Planning Authority detailing the methods for forming openings in, and supporting the existing walls.

15 Reason: To ensure adequate safeguards are in place to protect the structure and the works are of a standard appropriate to a listed building.

### **Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: E16

Winchester District Local Plan Review: HE13, HE14, and HE16.

**Hursley**

**Ward**

**Compton And Otterbourne**

### **Conservation Area:**

**Case No:** 06/03052/FUL

**Ref No:** W02585/02

**Date Valid:** 4 October 2006

**Grid Ref:** 445480 129038

**Team:** EAST

**Case Officer:** Ms Nichola Whitehead

**Applicant:** Mr P A Regan

**Proposal:** Replace window with juliette balcony

**Location:** Leckhampton 62 Kilham Lane Winchester Hampshire SO22 5QD

**Decision:** **Application Permitted**

### **Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

### Informatives

01. This permission is granted for the following reasons:  
The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan Proposals: DP.3

Itchen Valley	Ward	Itchen Valley
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<b>Conservation Area:</b>	Conservation Area: Easton Conservation Area	
<b>Case No:</b>	06/03098/FUL	
<b>Ref No:</b>	W07786/04	
<b>Date Valid:</b>	10 October 2006	
<b>Grid Ref:</b>	451369 132043	
<b>Team:</b>	EAST	<b>Case Officer:</b> Mrs Jill Lee
<b>Applicant:</b>	Messers G H And I E J Gray	
<b>Proposal:</b>	Replacement of detached garage with double carport/office/cloak room building and repositioning of existing gates (WITHIN THE CURTILAGE OF A LISTED BUILDING)	
<b>Location:</b>	Dairy House Avington Park Lane Easton Winchester Hampshire SO21 1EG	
<b>Decision:</b>	<b>Application Permitted</b>	

### Conditions/Reasons

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 No development shall take place until details and samples of the materials to be used in the construction of the external surfaces of the garage and office hereby permitted have been submitted to and approved in writing by the Local Planning Authority. Development shall be carried out in accordance with the approved details.

02 Reason: To ensure that the development presents a satisfactory appearance in the interests of the amenities of the area.

03 The height of the proposed building shall not exceed that shown on drawing number 1244/02.

03 to ensure a satisfactory relationship with the listed building.

### Informatives

01. This permission is granted for the following reasons:  
The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan Review: DP3,

**Itchen Valley                      Ward                      Itchen Valley**

#### Conservation Area:

**Case No:** 06/03109/FUL

**Ref No:** W03296/07

**Date Valid:** 11 October 2006

**Grid Ref:** 451077 131930

**Team:** EAST                      **Case Officer:** Mr Robert Ainslie

**Applicant:** Mr & Mrs S J And N McIntosh

**Proposal:** Demolition of existing conservatory and replace with single storey extension

**Location:** South Cottage Chapel Lane Easton Hampshire SO21 1EN

**Decision:**     **Application Permitted**

#### Conditions/Reasons

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the addition hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

### Informatives

01. This permission is granted for the following reasons:  
The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.



03 The proposed dormer windows facing south would overlook on to the rear gardens of Dunedin; similarly the large dormer windows facing north would overlook the gardens of 12 Valley Road and 1 Dale Road leading to a loss of privacy to the occupiers of those properties. As such the proposal would be contrary to Policy DP3 of Winchester District Local Plan 2006 Review.

### **Informatives**

01. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3

Emerging Development Plan-WDLP Review Deposit and Revised Deposit: DP1, DP3, H3

**Littleton And Harestock**

**Ward**

**Littleton And Harestock**

### **Conservation Area:**

**Case No:** 06/03034/FUL

**Ref No:** W05309/06

**Date Valid:** 4 October 2006

**Grid Ref:** 445825 132055

**Team:** EAST

**Case Officer:** Stephen Andrews

**Applicant:** Mr And Mrs D Elsmore

**Proposal:** Demolition of conservatory and construction of family and utility room

**Location:** 7A Bercote Close Littleton Hampshire SO22 6PX

**Decision:** **Application Permitted**

### **Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

02 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

03 The materials to be used in the construction of the external surfaces of the hereby permitted shall match those used in the existing building.

04 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

### **Informatives**

01 This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02 The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB.3  
Winchester District Local Plan Review 2006: DP.3

**Littleton And Harestock**

**Ward**

**Littleton And Harestock**

**Conservation Area:**

**Case No:** 06/03078/FUL

**Ref No:** W00883/01

**Date Valid:** 9 October 2006

**Grid Ref:** 446460 131382

**Team:** EAST

**Case Officer:** Ms Nichola Whitehead

**Applicant:** Mr And Mrs R Rogers

**Proposal:** Single storey front extension

**Location:** 37 Bramshaw Close Harestock Winchester Hampshire SO22 6LT

**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

**Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan Proposals: DP.3

**Owslebury**

**Ward**

**Owslebury And Curdrige**

**Conservation Area:**

**Case No:** 06/02932/FUL

**Ref No:** W00322/78

**Date Valid:** 4 October 2006

**Grid Ref:** 450431 121517

**Team:** EAST

**Case Officer:** Stephen Andrews

**Applicant:** Marwell Preservation Trust

**Proposal:** Installation of temporary portakabin (WITHIN THE CURTILAGE OF A LISTED BUILDING)

**Location:** Marwell Zoo Thompsons Lane Owslebury Winchester Hampshire SO21 1JH

**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

02 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

03 The permission hereby granted shall be for a limited period expiring three years from the erection of the portacabin on or before which date the land shall be restored to its former condition in accordance with a scheme of work submitted to and approved in writing by the Local Planning Authority.

04 Reason: The development is of a type not considered suitable for permanent retention.

**Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB.3, C1, C2, E.11

Winchester District Local Plan Review: DP.3, CE.9, HE.16

**Owslebury                      Ward                      Owslebury And Curdridge**

**Conservation Area:**  
**Case No:** 06/03094/FUL  
**Ref No:** W19564/01  
**Date Valid:** 10 October 2006  
**Grid Ref:** 451199 124446  
**Team:** EAST                      **Case Officer:** Mr Joseph Leo  
**Applicant:** Mr And Mrs Horne  
**Proposal:** Conservatory to rear of property  
**Location:** Crosslanes Farm Warley Lane Morestead Winchester Hampshire  
**Decision:**     **Application Refused**

**Conditions/Reasons**

01 The proposed conservatory because of its poor design and style would have a detrimental impact on the approved building and the appearance and character of the countryside. As such the proposal would be contrary to Policy CE23 of Winchester District Local Plan 2006 Review.

02 The proposed development is considered to be an unacceptable encroachment into the countryside without adequate justification that it is essential to its continued viability and efficient working. As such the proposal would be contrary to Policy CE20 of Winchester District Local Plan 2006 Review.

**Informatives**

01. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan 2006 Review: CE20, CE23

**Shedfield                      Ward                      Shedfield**

**Conservation Area:**  
**Case No:** 06/02747/FUL  
**Ref No:** W00389/18  
**Date Valid:** 6 September 2006  
**Grid Ref:** 456382 112837  
**Team:** WEST                      **Case Officer:** Mr James Jenkison  
**Applicant:** Topmarx Ltd  
**Proposal:** Change of use of Unit 1 from B2 to a mixed-use as a builders office and builders store, including re-roofing of the building and alterations to increase office floorspace, change of use of Unit 2 from B8/B1(c) to a car restoration business.  
**Location:** Culverlands Business Park Winchester Road Shedfield Hampshire  
**Decision:**     **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 Unit 1 shall not be used for any purpose other than as a mixed use for a builders office and store unless any variation is first submitted to and approved in writing by the Local Planning Authority.

02 Reason: to ensure that the office activity is undertaken in conjunction with a B1(c) or B8 activity located on the site and does not become an independent office use.

03 The use of the land and buildings subject to this permission, shall be limited to the hours of 0800am to 1800 Monday to Friday, 0800 to 1300 on Saturdays and at no time on Sundays and public holidays. Any variation to these hours shall first be agreed in writing by the Local Planning Authority.

03 Reason: To protect the amenities of the locality.

04 The carparking and lorry parking spaces and lorry turning area shown on the approved plans shall be constructed, surfaced and marked out in accordance with the approved plans before the development hereby permitted is brought into use. The carparking lorry parking and turning area shall not thereafter be used for any purpose other than the parking , loading, unloading and turning of vehicles.

04 Reason: In the interests of highway safety and to ensure that adequate on-site parking and turning facilities are made available.

05 Prior to the development hereby permitted being brought into use provision shall be made for 6 long-stay (secure and undercover) cycle parking spaces and 2 short-stay cycle parking spaces in accordance with details to be submitted to and approved in writing by the Local Planning Authority.

05 Reason: To reduce car dependency and encourage the use of alternative modes of transport.

06 Notwithstanding the provision of the Town and Country Planning Use Classes General Permitted Development (Amendment) Order 2005 (or any Order revoking and re-enacting that order with or without modification), Unit 2 as shown on the approved plans shall be used only for the restoration of vintage classic cars and for no other purpose, including any other purpose within the B2 use class.

06 Reason: To restrict the use of the premises in the interests of highway safety and local amenity.

07 The use of Unit 2 for vintage/classic car restoration shall be carried out only in accordance with business description by Abingdon Sports Cars Limited date stamp received 7 April 1998 for planning application W00389/11 and shall not include any of the following activities:

MOT testing.  
Paint spraying.  
Panel beating.  
Vehicle sales.

07 Reason: In the the interests of the amenities of the occupiers of nearby residential sites.

08 No external storage or other work process connected with the activities hereby approved shall be undertaken outside the buildings on the site.

08 Reason: To protect the amenities of the locality.

### **Informatives**

01. This permission is granted for the following reasons:  
The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: T2, C2, EC3  
Adopted Winchester District Local Plan Review 2006: E4, CE17, CE18

03. Hours of Building Work

All building works, including demolition and construction, should only be carried out between the hours of 0800 and 1800hrs Monday to Friday and 0800 and 1300hrs Saturday and at no time on Sundays or bank Holidays. Where allegations of noise from such works are substantiated by Health and Housing Service, a Notice limiting the hours of operation under The Control of Pollution Act 1974 may be served.

### **Clean Air Act**

No materials should be burnt on site. Where the Health and Housing Service substantiate allegations of statutory nuisance, an Abatement Notice may be served under the Environmental Protection Act 1990. The applicant is reminded that the emission of dark smoke through burning of materials is a direct offence under the Clean Air Act 1993.

### **Asbestos**

The applicant is advised that there may be asbestos within the fabric of the building. The removal of such material may be subject to Licensing Regulations and Codes of Practice. For further information contact the Health and Safety Executive, Priestley House, Priestley Road, Basingstoke, Hampshire RG24 9NW.

**Shedfield                      Ward                      Shedfield**

**Conservation Area:**

**Case No:** 06/03072/FUL

**Ref No:** W05301/03

**Date Valid:** 9 October 2006

**Grid Ref:** 457213 114272

**Team:** WEST

**Case Officer:** Ms Elizabeth Stewart

**Applicant:** Mr Inglis And Ms Ashworth

**Proposal:** Raising the roof to provide a full first floor level with new porch

**Location:** Linden Lea High Street Shirrell Heath Southampton Hampshire  
SO32 2JN

**Decision:            Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

03 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, (or any order revoking and re-enacting that order, with or without modification), no windows other than those expressly authorised by this permission shall, at any time, be constructed in the northern and southern elevation(s) of the development hereby permitted.

03 Reason: To protect the amenity and privacy of the adjoining residential properties.

**Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3; C1

Winchester District Local Plan Review: DP.3; CE.2; CE.3 and CE.23

**Twyford**

**Ward**

**Colden Common And Twyford**

**Conservation Area:** Conservation Area: Twyford Conservation Area  
**Case No:** 06/03079/FUL  
**Ref No:** W13173/18  
**Date Valid:** 9 October 2006  
**Grid Ref:** 447968 124145  
**Team:** WEST **Case Officer:** Mr Ian Cousins  
**Applicant:** Mr And Mrs R Hoile  
**Proposal:** Single storey rear extension  
**Location:** 14 Manor Farm Green Twyford Winchester Hampshire SO21 1RA  
**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

01 Reason: To comply with the provisions of Section 91 (1) of the Town and Country Planning Act 1990 (as amended).

02 The materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building.

02 Reason: To ensure a satisfactory visual relationship between the new development and the existing.

03 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995, (or any order revoking and re-enacting that order, with or without modification), no windows other than those expressly authorised by this permission shall, at any time, be constructed in the north elevation(s) of extension hereby permitted.

03 Reason: To protect the amenity and privacy of the adjoining residential properties.

**Informatives**

01. This permission is granted for the following reasons:  
The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan Review: DP3; HE4; HE5



03 Prior to the commencement of works to erect the new fence and gate hereby permitted, details including a colour sample to paint the timber panels of the proposed fence hereby approved shall be submitted to and approved in writing by the local planning authority. Development shall be carried out in accordance with the approved details.

03 Reason: In the interest of the visual amenity of the area.

04 No development shall take place until detailed elevations of the fence and gate hereby permitted have been submitted to and approved in writing by the Local Planning Authority. Development shall be carried out in accordance with the approved details.

04 Reason: To ensure that the development presents a satisfactory appearance in the interests of the amenities of the area.

### **Informatives**

01. This permission is granted for the following reasons:

The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan Review Proposals: DP3

**Winchester Town**

**Ward**

**St Paul**

**Conservation Area:**

**Case No:** 06/03068/TPO

**Ref No:** WTPO/1820/02

**Date Valid:** 6 October 2006

**Grid Ref:** 446537 129416

**Team:** EAST

**Case Officer:** Mr Michael Edwards

**Applicant:** Mrs Kristie Green

**Proposal:** Crown lift 1 no prunus to 3 metres; crown clean and remove deadwood on 1 no tulip tree; crown lift fir trees on north boundary to 2 metres and reduce to 6 metres

**Location:** 12 Chilbolton Avenue Winchester Hampshire SO22 5HD

**Decision:** **Application Permitted**

**Winchester Town**

**Ward**

**St Bartholomew**

**Conservation Area:** Conservation Area: Winchester Conservation Area  
**Case No:** 06/03074/FUL  
**Ref No:** W09347/02  
**Date Valid:** 9 October 2006  
**Grid Ref:** 447970 129868  
**Team:** WEST **Case Officer:** Mr Ian Cousins  
**Applicant:** Mr And Mrs Carnic  
**Proposal:** Loft conversion comprising side and rear dormers, lantern light and three roof lights  
**Location:** 11 City Road Winchester Hampshire SO23 8SD  
**Decision:** **Application Refused**

**Conditions/Reasons**

01 The proposal is considered to be contrary to policy UB3 of the Hampshire County Structure Plan (Review) and policies DP3; HE4 and HE5 of the Winchester District Local Plan (Review) in that the proposal, by virtue of its scale and design, would result in a development that would detract from the architectural and historical interest of the building and would have an adverse impact on the character of the Conservation Area.

**Informatives**

01. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan Review: DP3; HE4; HE5

**Winchester Town**

**Ward**

**St Bartholomew**

**Conservation Area:** Conservation Area: Winchester Conservation Area  
**Case No:** 06/03099/LIS  
**Ref No:** W19670/01LB  
**Date Valid:** 10 October 2006  
**Grid Ref:** 448081 130188  
**Team:** WEST **Case Officer:** Mr Ian Cousins  
**Applicant:** Mr And Mrs Julian Clements  
**Proposal:** Replace internal doors. Install extractor fan in bathroom. Replace fireplace in lounge. Skim/re-plaster walls .New ceilings  
**Location:** 38 Hyde Street Winchester Hampshire SO23 7DX  
**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The works hereby consented to shall be begun before the expiration of three years from the date of this consent.

01 Reason: To comply with the provision of Section 18(1) of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).



### **Informatives**

01. This permission is granted for the following reasons:  
The development is in accordance with the Policies and Proposals of the Development Plan set out below, and other material considerations do not have sufficient weight to justify a refusal of the application. In accordance with Section 38(6) of the Planning and Compulsory Purchase Act 2004, planning permission should therefore be granted.

02. The Local Planning Authority has taken account of the following development plan policies and proposals:-

Hampshire County Structure Plan Review: UB3  
Winchester District Local Plan 2006 Review: DP1, DP3

<b>Winchester Town</b>	<b>Ward</b>	<b>St Michael</b>
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<b>Conservation Area:</b>	Conservation Area: Winchester Conservation Area	
<b>Case No:</b>	06/03202/TPC	
<b>Ref No:</b>	W10279/04TPOCA	
<b>Date Valid:</b>	24 October 2006	
<b>Grid Ref:</b>	447707 129066	
<b>Team:</b>	WEST	<b>Case Officer:</b> Mr Michael Edwards
<b>Applicant:</b>	Kingtstone Housing Asssocation	
<b>Proposal:</b>	Fell 1 no Ginko Biloba	
<b>Location:</b>	14 Compton Road Winchester Hampshire SO23 9SL	
<b>Decision:</b>	<b>That no objection be raised</b>	

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