



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

**UP TO 23 October 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

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

**Conservation Area:**

**Case No:** 06/02710/FUL

**Ref No:** W10332/04

**Date Valid:** 25 August 2006

**Grid Ref:** 461784 133214

**Team:** EAST

**Case Officer:** Mr Tom Patchell

**Applicant:** Mr And Mrs Phelps

**Proposal:** Two storey extension

**Location:** Broadview Northside Lane Bishops Sutton Alresford Hampshire  
SO24 9SR

**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 two-storey 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.

**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: DP.3 and CE.23

**Bishops Sutton**                      **Ward**                      **Cheriton And Bishops Sutton**

**Conservation Area:**  
**Case No:** 06/02745/FUL  
**Ref No:** W08978/13  
**Date Valid:** 30 August 2006  
**Grid Ref:** 462290 129373  
**Team:** EAST                      **Case Officer:** Mr Robert Ainslie  
**Applicant:** Mr D Burgess  
**Proposal:** Demolition of existing dwelling and garage; erection of 1 no four bedroom dwelling and garage with associated landscaping  
**Location:** Breach Plain Cottage Breach Lane Bramdean Common Alresford Hampshire SO24 0JQ  
**Decision:**     **Application Withdrawn**

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

**Conservation Area:** Conservation Area: Bishops Waltham Conservation Area  
**Case No:** 06/02970/TPC  
**Ref No:** W10071/07TPOCA  
**Date Valid:** 26 September 2006  
**Grid Ref:** 455143 117270  
**Team:** WEST                      **Case Officer:** Mr Kevin Cloud  
**Applicant:** Mr A C Lovell  
**Proposal:** Fell 1 no lawson cypress  
**Location:** The Palace House Bishops Lane Bishops Waltham Southampton Hampshire SO32 1DP  
**Decision:**     **That no objection be raised**

**Boarhunt**                                      **Ward**                      **Boarhunt And Southwick**

**Conservation Area:**  
**Case No:** 06/02778/FUL  
**Ref No:** W20292  
**Date Valid:** 1 September 2006  
**Grid Ref:** 460347 110981  
**Team:** WEST                      **Case Officer:** Miss Megan Birkett  
**Applicant:** Mr S Martin  
**Proposal:** Erection of a two storey side and rear extension and detached garage  
**Location:** 4 Hillside Cottages Trampers Lane North Boarhunt Fareham Hampshire PO17 6DA  
**Decision:**     **Application Refused**

### Conditions/Reasons

01 The proposal is contrary to policy CE.23 of the Winchester District Local Plan Review in that it would result in the loss of a small dwelling and would be detrimental to the character and appearance of the existing dwelling house and would detract from the visual amenities of the countryside.

### Informatives

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

Hampshire County Structure Plan Review: C1, UB3  
Winchester District Local Plan Review Proposals: DP3, CE23

**Colden Common**

**Ward**

**Colden Common And Twyford**

### Conservation Area:

**Case No:** 06/02412/FUL

**Ref No:** W11387/07

**Date Valid:** 21 July 2006

**Grid Ref:** 446790 121670

**Team:** EAST

**Case Officer:** Mrs Jill Lee

**Applicant:** Trucks Holdings Ltd

**Proposal:** 2 no. two-storey B1 office buildings, car parking spaces, access road and landscaping (variation of W11387 and W11387/01) (RE-SUBMISSION)

**Location:** Trucks Holdings Ltd Highbridge Road Highbridge Eastleigh Hampshire SO50 6HZ

**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 equipment, materials or machinery is to be stored or heavy machinery used within 5m of the waters edge.

02 The site is in close proximity to the River Itchen Special Area of Conservation and Site of Special Scientific Interest and to ensure that the development does not adversely affect the water quality through pollutants entering the water course.

03 Prior to any work commencing on site a works methodology statement shall be submitted to and approved in writing by the local planning authority. The development shall be carried out in accordance with the approved methodology statement.

03 The site is in close proximity to the River Itchen Special Area of Conservation and Site of Special Scientific Interest and it is important that the proposal does not adversely affect the water quality through pollutants entering the water course.

04 Details of measures to be taken to prevent mud from vehicles leaving the site during construction works being deposited on the public highway shall be submitted to and approved in writing by the Local Planning Authority and fully implemented before development commences. Such measures shall be retained for the duration of the construction period. No lorry shall leave the site unless its wheels have been cleaned sufficiently to prevent mud being carried onto the highway.

04 Reason: In the interests of highway safety.

05 Before the development hereby approved is first brought into use, visibility splays of 4.5 metres by 215 metres shall be provided at the junction of the access and public highway. The splays shall be kept free of obstacles at all times. No structure, erection or vegetation exceeding 600mm in height above the level of the adjacent highway shall be permitted within the splays.

05 Reason: In the interests of highway safety.

06 The car park shall be constructed, surfaced and marked out in accordance with the approved plan before the development hereby permitted is brought into operation. That area shall not thereafter be used for any purpose other than the parking, loading, unloading and turning of vehicles.

06 Reason: To ensure that adequate on-site parking and turning facilities are made available.

07 All hard and soft landscape works shall be carried out in accordance with the approved details. The works shall be carried out before the use hereby permitted is commenced and prior to the completion of the development or in accordance with the programme agreed with the Local Planning Authority. If within a period of five years after planting any tree or plant is removed, dies or becomes, in the opinion of the Local Planning Authority, seriously damaged, defective or diseased another tree or plant of the same species and size as that originally approved shall be planted at the same place, within the next planting season, unless the Local Planning Authority gives its written consent to any variation.

07 Reason: To ensure the provision, establishment and maintenance of a reasonable standard of landscape in accordance with the approved designs.

08 Prior to the commencement of development approved by this planning permission (or such other date or stage in development as may be agreed in writing with the Local Planning Authority), a scheme to deal with the risks associated with contamination of the site shall be submitted to and approved by the Local Planning Authority. That scheme shall include all of the following elements unless specifically excluded, in writing by the Local Planning Authority.

1. A desk study identifying
  - i) all previous uses
  - ii) potential contaminants associated with those uses.
  - iii) a conceptual model of the site incidating sources, pathways and receptors.
  - iv) potentially unacceptable risks arising from contamination at the site.

2. A site investigation scheme based on 1 to provide information for an assessment of the risk to all receptors that may be affected, including those off site.
3. The results of the site investigation and risk assessment 2 and a method statement based on those results giving full details of the remediation measures required and how they are to be undertaken.
4. A verification report on completion of the works set out in 3 confirming the remediation measures that have been undertaken in accordance with the method statement and setting out measures for maintenance, further monitoring and reporting.

Any changes to these agreed elements require the express consent of the Local Planning Authority.

08 The site may be contaminated due to previous activities that have taken place on site. Risk to groundwater and surface water has not yet been fully established at the site.

09 If during construction contamination not previously identified is found to be present at the site then no further development shall be carried out until the developer has submitted and obtained written approval from the Local Planning Authority for an addendum to the Method Statement. This addendum to the Method Statement must detail how this unsuspected contamination shall be dealt with.

09 To protect the minor aquifer beneath the site and the surface waters adjacent to the site. There may be areas of the site which can not be fully characterised by a site investigation and unexpected contamination may be identified.

10 No infiltration of surface water drainage into the ground is permitted other than with the express written consent of the Local Planning Authority, which may be given for those parts of the site where it has been demonstrated that there is no resultant risk to controlled waters.

10 to protect the minor aquifer beneath the site and the surface waters adjacent to the site. As SUDS can increase the potential for pollution if located in contaminated ground.

11 Piling or any other foundation designs using penetrative methods will not be permitted other than with the express consent of the Local Planning Authority, which may be given for those parts of the site where it has been demonstrated that there is no resultant risk to groundwater.

11 To protect the minor aquifer beneath the site and the surface waters adjacent to the site.

12 No development approved by this permission shall be commenced until a detailed landscaping and management plan has been submitted and approved in writing by the Local Planning Authority.

12 To enhance the overall wildlife value of the site and protect existing ecological habitats in line with the Winchester Biodiversity Action Plan and other policies.

13 prior to development commencing on site on site details of a surface water regulation system supported by detailed calculations shall be submitted to and approved in writing by the Local Planning Authority. Development shall be carried out in accordance with the approved system. The runoff generated from the proposal must not increase the risk of flooding off site. The scheme must include a maintenance programme and establish ownership of the drainage system.

13 To prevent flooding and ensure future maintenance.

14 No development shall take place until details and samples of the materials to be used in the construction of the external surfaces of the office buildings, car parking and access road 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.

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

15 Prior to the commencement of the office buildings hereby permitted the proposed new footpath link shown on HCC plan in appendix G of the planning statement submitted with the application dated July 2006 ref WIN533 shall be constructed and dedicated in accordance with the details to be submitted to and approved in writing by Hampshire County Council. The construction of the footpath shall be carried out in accordance with the approved details.

15 Reason: in order to improve the sustainability of the site and provide safe pedestrian access along Kiln Lane.

16 Prior to the occupation of the office buildings hereby permitted the applicant shall submit to and have approved in writing a scheme to reinstate angling at the lakes. Access shall be commenced within 1 year of the approval of the details.

16 To ensure public access to the site is continued in accordance with the overall aims of restoring the site under the terms of permission reference W11837 and W11837/01.

### **Informatives**

01. The development is not in accordance with the Policies and Proposals of the Development Plan set out below but there are other material considerations such as the extant permission for office development which indicate that the determination should be made other than in accordance with Development Plan as set out in Section 38(6) of the Planning and Compulsory Purchase Act 2004.

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

Hampshire County Structure Plan Review: UB3, C1, E1, E10  
Winchester District Local Plan Review: DP1, DP3, DP13, T1, T4.

**Colden Common**

**Ward**

**Colden Common And Twyford**

**Conservation Area:**

**Case No:** 06/02853/TPO

**Ref No:** WTPO/1212/63

**Date Valid:** 13 September 2006

**Grid Ref:** 448302 121846

**Team:** EAST

**Case Officer:** Mr Michael Edwards

**Applicant:** Mr Roy Nield-Dumper

**Proposal:** Removal of dead limb of 1 no Oak tree

**Location:** 22 St Vigor Way Colden Common Winchester Hampshire SO21  
1UU

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

**Corhampton And Meonstoke**

**Ward**

**Upper Meon Valley**

**Conservation Area:**

**Case No:** 06/02777/FUL

**Ref No:** W20293

**Date Valid:** 1 September 2006

**Grid Ref:** 462085 120387

**Team:** EAST

**Case Officer:** Mr Tom Patchell

**Applicant:** Minors Farming Partnership

**Proposal:** Demolition of existing detached garage and erection of new garage  
extension to existing dwelling

**Location:** Yeomans Stocks Lane Meonstoke Southampton Hampshire SO32  
3NQ

**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 garage 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 garage hereby approved shall not be used for any other purpose than the parking of cars and the storage of documents associated with the agricultural enterprise.

03 The proposed proportional increase in the floorspace of the dwelling exceeds that permitted under Policy CE.23 of the adopted Winchester District Local Plan Review. The proposal has been put forward without direct access into the existing dwelling and specifically for the parking of vehicles and the storage of documents associated with the agricultural enterprise.

### **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: DP.3 and CE.23

**Compton And Shawford**

**Ward**

**Compton And Otterbourne**

### **Conservation Area:**

**Case No:** 06/00926/FUL

**Ref No:** W20167

**Date Valid:** 1 July 2006

**Grid Ref:** 446797 125647

**Team:** WEST

**Case Officer:** Mrs Jill Lee

**Applicant:** Compton And Shawford Parish Council

**Proposal:** Change of use of land adjoining existing graveyard from agricultural to graveyard

**Location:** All Saints Church Compton Street 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).

### **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

**Compton And Shawford**

**Ward**

**Compton And Otterbourne**

**Conservation Area:** Compton Street Conservation Area  
**Case No:** 06/02771/TPC  
**Ref No:** W10645/02TPOCA  
**Date Valid:** 1 September 2006  
**Grid Ref:** 446356 125857  
**Team:** WEST **Case Officer:** Mr Michael Edwards  
**Applicant:** Mr Adrian Walmsley  
**Proposal:** Remove second trunk of 1 no conifer tree; fell 1 no elder  
**Location:** Flint House Compton Street Compton Winchester Hampshire SO21  
2AT  
**Decision:** **That no objection be raised**

**Crawley**

**Ward**

**Sparsholt**

**Conservation Area:**  
**Case No:** 06/02740/FUL  
**Ref No:** W02314/43  
**Date Valid:** 29 August 2006  
**Grid Ref:** 442190 134906  
**Team:** WEST **Case Officer:** Lisa Booth  
**Applicant:** Arquiva  
**Proposal:** Temporary office unit to within the "Early Risers" carpark for a  
period of 6 months (alternative siting to permission 06/02275/FUL)  
**Location:** Crawley Court Peach Hill Lane Crawley Winchester Hampshire  
SO21 2QA  
**Decision:** **Application Permitted**

**Conditions/Reasons**

01 The permission hereby granted shall be for a limited period expiring on 1st May 2007 on or before which date and the land restored to its former condition in accordance with a scheme of work submitted to and approved by the Local Planning Authority.

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

02 This permission shall not be implemented in the event that the development authorised by planning permission 06/02740/FUL has been implemented.

02 Reason: To avoid the proliferation of independent office buildings around the site.

**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.



**Droxford**

**Ward**

**Droxford, Soberton And Hambledon**

**Conservation Area:**

**Case No:** 06/02779/FUL

**Ref No:** W04047/04

**Date Valid:** 1 September 2006

**Grid Ref:** 460820 118389

**Team:** WEST

**Case Officer:** Mr Ian Cousins

**Applicant:** Mr And Mrs M Parmenter

**Proposal:** Demolition of three storey rear extension and erection of three storey and single storey rear extension; demolition of barn and erection of two storey side extension

**Location:** The Mill House Mill Lane Droxford Southampton Hampshire SO32 3QS

**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; E7; E16

Winchester District Local Plan Proposals: DP3; HE4; HE5; HE6; HE7; HE8; CE6; CE23

**Exton**                      **Ward**                      **Upper Meon Valley**

**Conservation Area:**

**Case No:** 06/02481/FUL

**Ref No:** W14647/02

**Date Valid:** 1 August 2006

**Grid Ref:** 463118 121805

**Team:** EAST

**Case Officer:** Mr Nick Fisher

**Applicant:** Mr A Hodgkinson

**Proposal:** Extension to form porch with WC, two bay windows, replace conservatory with larger garden room.

**Location:** 3 Peake Farm Cottages Peake New Road Warnford Southampton Hampshire SO32 3LA

**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 extensions 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 development hereby approved shall be carried out in accordance with the approved plans.

03 To ensure that the development is carried out in accordance with the approved plans and respects the character and appearance 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, E7.

Winchester District Local Plan Proposals: DP3, CE23, CE6

**Itchenstoke And Ovington**

**Ward**

**Itchen Valley**

**Conservation Area:** Conservation Area: Ovington Conservation Area  
**Case No:** 06/02909/TPC  
**Ref No:** W03631/05TPOCA  
**Date Valid:** 18 September 2006  
**Grid Ref:** 456061 131707  
**Team:** EAST **Case Officer:** Mr Michael Edwards  
**Applicant:** Mrs S Watson  
**Proposal:** Fell 1 no conifer  
**Location:** The Corner House Ovington Park Lane Ovington Alresford  
Hampshire SO24 0RE  
**Decision:** **That no objection be raised**

**Itchen Valley**

**Ward**

**Itchen Valley**

**Conservation Area:** Conservation Area: Easton Conservation Area  
**Case No:** 06/02819/TPC  
**Ref No:** W20306TPOCA  
**Date Valid:** 7 September 2006  
**Grid Ref:** 451080 132091  
**Team:** EAST **Case Officer:** Mr Michael Edwards  
**Applicant:** Mrs Sheila Elsmie  
**Proposal:** Fell 1 no fir tree  
**Location:** Wellswood Easton Lane Easton Winchester Hampshire SO21 1EJ  
**Decision:** **That no objection be raised**

**Itchen Valley**

**Ward**

**Itchen Valley**

**Conservation Area:** Conservation Area: Easton Conservation Area  
**Case No:** 06/02905/TPC  
**Ref No:** W15981/01TPOCA  
**Date Valid:** 18 September 2006  
**Grid Ref:** 451013 132142  
**Team:** EAST **Case Officer:** Mr Michael Edwards  
**Applicant:** Mrs L Russell  
**Proposal:** Fell 1 no sycamore tree; cut back 1 no yew hedge to approx 1.5  
metres  
**Location:** The Cottage Church Lane Easton Winchester Hampshire SO21  
1EH  
**Decision:** **That no objection be raised**

**Kings Worthy**

**Ward**

**Kings Worthy**

**Conservation Area:**

**Case No:** 06/02569/TPO

**Ref No:** WTPO/1681/01

**Date Valid:** 15 September 2006

**Grid Ref:** 448204 133332

**Team:** EAST

**Case Officer:** Mr Michael Edwards

**Applicant:** BT UK

**Proposal:** Crown reduce 3 no beech trees for line of site mast to mast

**Location:** Woodhams Farm Springvale Road Kings Worthy Hampshire SO23  
7LB

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

**Conditions/Reasons**

01 The reduction work should be limited to those offending limbs only.

01 Reason: To ensure the long term safety of the trees.

**Kings Worthy**

**Ward**

**Kings Worthy**

**Conservation Area:** Conservation Area: Abbots Worthy Conservation Area

**Case No:** 06/02603/FUL

**Ref No:** W19885/05

**Date Valid:** 24 August 2006

**Grid Ref:** 449717 132804

**Team:** EAST

**Case Officer:** Ms Nichola Whitehead

**Applicant:** DBS (Winchester)

**Proposal:** Demolition of existing bungalow; erection of 4 no two bedroom  
semi detached dwellings with 6 no parking spaces

**Location:** 3 Park Lane Abbots Worthy Winchester Hampshire SO21 1DT

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

**Conditions/Reasons**

01 The proposals are contrary to policies UB3, E16, C1, C2, H10, H7, R2 of the Hampshire County Structure Plan, and Policies DP.1, DP.3, DP.5, HE.4, HE.5, HE.6, HE.7, HE.8, H.4, H.7, RT.4 of the Winchester District Local Plan in that:

The development represents an additional dwellings in the countryside for which there is no overriding justification.

Development of the site in the manner proposed would amount to over-development, in that it would give rise to unsatisfactory plot sizes out of keeping with the spatial characteristics of the area.

The proposal would result in a development which, because of its form and design and symmetry would appear sub-urban and be harmful to the local environment and the character of the conservation area

The proposal would result in highly visible, excessive area of hard standing to the front of the site which is of detriment to the semi-rural and sylvan character of the conservation area.

Insufficient information has been submitted to illustrate the context of the proposed development to surrounding development

On the basis of the limited information regarding the levels on site the local planning authority does not consider that the proposed development would be undertaken in a satisfactory manner without adverse impacts on the street scene.

The proposal is contrary to the policies of the Hampshire County Structure Plan and the Winchester District Local Plan in that it fails to make adequate provision for public recreational open space to the required standard, and would therefore be detrimental to the amenities of the area. The proposal would also be likely to prejudice the Hampshire County Structure Plan (Review), the Winchester District Local Plan and the emerging Winchester District Local Plan (Review), in that it would undermine this Plan's Policies for recreational open space provision within the District.

#### **Informatives**

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

Hampshire County Structure Plan Review: UB3, E16, C1, C2, H10, H7, R2  
Winchester District Local Plan Proposals: DP.1, DP.3, DP.5, HE.4, HE.5, HE.6, HE.7, HE.8, H.4, H.7, RT.4

**Kings Worthy**

**Ward**

**Kings Worthy**

#### **Conservation Area:**

**Case No:** 06/02716/FUL

**Ref No:** W20287

**Date Valid:** 25 August 2006

**Grid Ref:** 448816 134417

**Team:** EAST

**Case Officer:** Ms Nichola Whitehead

**Applicant:** Mr Humphries

**Proposal:** Two storey rear extension and new basement area; conversion of existing garage to utility and store room

**Location:** 7 Vale Way Kings Worthy Hampshire SO23 7LL

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

#### **Conditions/Reasons**

01 The proposals are contrary to policy UB3 of the Hampshire County Structure Plan and Policy DP.3 of the Winchester District Local Plan in that:

i) The proposals would be visually intrusive and the design would adversely affect the character of the terrace of properties, to the detriment of the visual amenities of the street.



**Littleton And Harestock**

**Ward**

**Littleton And Harestock**

**Conservation Area:**  
**Case No:** 06/02718/FUL  
**Ref No:** W07309/01  
**Date Valid:** 29 August 2006  
**Grid Ref:** 445515 132538  
**Team:** EAST **Case Officer:** Mr Robert Ainslie  
**Applicant:** Mr And Mrs Hindle  
**Proposal:** Erection of dwelling in garden of existing property with a new access and private drive  
**Location:** 80 Main Road Littleton Winchester Hampshire SO22 6QJ  
**Decision:** **Application Withdrawn**

**Littleton And Harestock**

**Ward**

**Littleton And Harestock**

**Conservation Area:**  
**Case No:** 06/02885/TPO  
**Ref No:** WTPO/1418/15  
**Date Valid:** 15 September 2006  
**Grid Ref:** 445745 132210  
**Team:** EAST **Case Officer:** Mr Michael Edwards  
**Applicant:** Mr J Logan And Mrs P D Logan  
**Proposal:** Fell 2 no horse chestnut trees  
**Location:** 38A Main Road Littleton Winchester Hampshire SO22 6QQ  
**Decision:** **Application Permitted**

**Conditions/Reasons**

01 Two standard sized deciduous trees shall be planted within 9 months of felling. Details are to be agreed in writing with Winchester City Council Arboricultural Officer.

01 Reason: To ensure the amenity of the area.

**Micheldever**

**Ward**

**Wonston And Micheldever**

**Conservation Area:** Micheldever (Large Area 1) Conservation Area  
**Case No:** 06/02799/TPC  
**Ref No:** W20301/TPOCA  
**Date Valid:** 5 September 2006  
**Grid Ref:** 451342 139186  
**Team:** EAST **Case Officer:** Mr Michael Edwards  
**Applicant:** Mr N Croney  
**Proposal:** Fell 1 no plum tree  
**Location:** 63 Church Street Micheldever Winchester Hampshire SO21 3DB  
**Decision:** **That no objection be raised**

**New Alresford**

**Ward**

**The Alresfords**

**Conservation Area:**  
**Case No:** 06/02723/FUL  
**Ref No:** W20286  
**Date Valid:** 29 August 2006  
**Grid Ref:** 459023 132452  
**Team:** EAST **Case Officer:** Mr Joseph Leo  
**Applicant:** Mrs K Waterworth  
**Proposal:** Extension and re-roofing of small single storey rear addition  
**Location:** 12 Edward Terrace Sun Lane Alresford Hampshire SO24 9LY  
**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 County 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: DP1, DP3

**New Alresford**

**Ward**

**The Alresfords**

**Conservation Area:**

**Case No:** 06/02775/FUL

**Ref No:** W10466/01

**Date Valid:** 1 September 2006

**Grid Ref:** 458606 132906

**Team:** EAST

**Case Officer:** Mr Andrew Rushmer

**Applicant:** Mr And Mrs Campell

**Proposal:** Rear conservatory

**Location:** 10 Arle Gardens Alresford Hampshire SO24 9BA

**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 existing fence along the northern boundary of the site shall be retained at a minimum height of 1.8m.

02 In pursuance of DP3, in the interests of the amenity and privacy of the occupiers of the adjoining dwelling.

**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  
Adopted Winchester District Local Plan 2006: DP3

**New Alresford**

**Ward**

**The Alresfords**

**Conservation Area:**

**Case No:** 06/02780/FUL

**Ref No:** W20291

**Date Valid:** 1 September 2006

**Grid Ref:** 458714 132034

**Team:** EAST

**Case Officer:** Mr Andrew Rushmer

**Applicant:** Ms Angela Hebbard

**Proposal:** Single storey rear extension

**Location:** 41 Oak Hill Alresford Hampshire SO24 9JZ

**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 top window pane of each of the three windows on the north elevation shall be obscure glazed and retained as such thereafter.

02 In pursuance of policy DP3, in the interests of the amenity and privacy of the occupants of the adjoining property.

03 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.

03 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 2006: DP3

**Shedfield Ward Shedfield**

**Conservation Area:**  
**Case No:** 06/01012/FUL  
**Ref No:** W02350/07  
**Date Valid:** 16 March 2006  
**Grid Ref:** 456099 114994  
**Team:** WEST **Case Officer:** Mr Simon Finch  
**Applicant:** Foreman Homes  
**Proposal:** Erection of 3 x four-bedroom houses, 2 x three-bedroom bungalows, 2 x two-bedroom bungalows and 4 x one-bedroom flats; car parking, garaging and access  
**Location:** Land Adjacent To Hawthorne Cottage Bull Lane Waltham Chase Hampshire  
**Decision:** **Application Withdrawn**

**South Wonston Ward Wonston And Micheldever**

**Conservation Area:**  
**Case No:** 06/02717/FUL  
**Ref No:** W19216/01  
**Date Valid:** 29 August 2006  
**Grid Ref:** 447302 135910  
**Team:** EAST **Case Officer:** Mr Nick Fisher  
**Applicant:** Dr Christian Wakefield  
**Proposal:** Conservatory (RETROSPECTIVE)  
**Location:** 29 Waverley Drive South Wonston Winchester Hampshire SO21 3EF  
**Decision:** **Application Permitted**

**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: DP3

**South Wonston**

**Ward**

**Wonston And Micheldever**

**Conservation Area:**

**Case No:** 06/02791/FUL

**Ref No:** W11002/01

**Date Valid:** 4 September 2006

**Grid Ref:** 446772 135750

**Team:** EAST

**Case Officer:** Mr Nick Fisher

**Applicant:** Mr And Mrs Stiff

**Proposal:** Extension above existing garage

**Location:** 13 Downlands Way South Wonston Winchester Hampshire SO21  
3HS

**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 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 side (northern) elevation of the side extension hereby permitted.

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

03 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.

03 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: DP3

**Twyford**

**Ward**

**Colden Common And Twyford**

**Conservation Area:** Conservation Area: Twyford Conservation Area  
**Case No:** 06/02985/TPC  
**Ref No:** W01629/06  
**Date Valid:** 28 September 2006  
**Grid Ref:** 447881 124517  
**Team:** WEST **Case Officer:** Mr Kevin Cloud  
**Applicant:** Hampshire County Council Property Business And Regulatory  
**Proposal:** Crown raise 1 no beech tree to clear roof of social club by 1 metre and to clear garage behind Dove Cottage by 1 metre; crown lift to 5metres above road to allow access  
**Location:** Twyford Social Club Queen Street Twyford Winchester Hampshire SO21 1QG  
**Decision:** **That no objection be raised**

**Upham**

**Ward**

**Owslebury And Curdrige**

**Conservation Area:**  
**Case No:** 06/02739/FUL  
**Ref No:** W10344/04  
**Date Valid:** 29 August 2006  
**Grid Ref:** 452493 119657  
**Team:** WEST **Case Officer:** Andrea Swain  
**Applicant:** Mrs J Terry  
**Proposal:** Change of use of land from agricultural grazing to domestic use  
**Location:** The Orchard House Upham Street Upham Southampton Hampshire SO32 1JA  
**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 A detailed scheme for landscaping, tree and/or shrub planting shall be submitted to and approved in writing by the Local Planning Authority before development commences. The scheme shall specify species, density, planting, size and layout. The scheme approved shall be carried out in the first planting season following the occupation of the building or the completion of the development whichever is the sooner. If within a period of 5 years from the date of planting, any trees, shrubs or plants die, are removed or, in the opinion of the Local Planning Authority, become seriously damaged or defective, others of the same species and size as that originally planted shall be planted at the same place, in the next planting season, unless the Local Planning Authority gives its written consent to any variation.

02 Reason: To improve the appearance of the site in the interests of visual amenity.

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 development permitted by Classes E of Parts 1 of Schedule 2 of the Order, shall be carried out without the prior written consent of the Local Planning Authority.

03 Reason: To protect the amenities of the locality and to maintain a good quality environment.

### **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: C1 and C2

Winchester District Local Plan Review: DP3

PPS7

03. The change of use of the area marked red on the plan dated 29 August, 2006 does not give planning permission for the unauthorised stable on the site. Furthermore, this land does not benefit from any permitted development rights. A separate planning application for the retention of the stable would need to be submitted to the Local Planning Authority.

**Warnford**

**Ward**

**Upper Meon Valley**

### **Conservation Area:**

**Case No:** 06/02576/FUL

**Ref No:** W07199/14

**Date Valid:** 22 August 2006

**Grid Ref:** 462862 123455

**Team:** EAST

**Case Officer:** Mr Joseph Leo

**Applicant:** Croft Place Limited

**Proposal:** Siting of a mobile home for agricultural worker for a temporary period of three years

**Location:** Moorhen Farm Alton Road Warnford Hampshire

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

### **Conditions/Reasons**

01 The proposed mobile home because of its poor design, style and materials would be clearly visible from the footpath to the north and would have a detrimental impact on the appearance and character of the Area of Outstanding Natural Beauty. As such it would be contrary to policies CE5, CE6 and CE19 of Winchester District Local Plan 2006.

02 The loss of the Ash tree would have a detrimental impact on the appearance, character and landscape of this Area of Outstanding Natural Beauty. As such the proposal would be contrary to policy CE4 of Winchester District Local Plan 2006.

### Informatives

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

Hampshire County Structure Plan Review: C1, C2, E7, H10, UB3,R2  
Winchester District Local Plan Proposals: CE4, CE5, CE6, CE19

### West Meon Ward Upper Meon Valley

**Conservation Area:** West Meon Conservation Area  
**Case No:** 06/02721/FUL  
**Ref No:** W12829/16  
**Date Valid:** 29 August 2006  
**Grid Ref:** 464125 123859  
**Team:** EAST **Case Officer:** Ms Nichola Whitehead  
**Applicant:** Mr And Mrs R Younger  
**Proposal:** Partial demolition and reconstruction of garden room and adjacent workshop; construction of covered way around service yard; new workshop built against north wall of garage  
**Location:** West Meon House Station Road West Meon Petersfield Hampshire GU32 1JG  
**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 development hereby permitted shall not be occupied at any time other than for purposes ancillary to the residential use of the existing dwelling and shall not at any time be separated from the main house so as to form an independent unit of accommodation.

02 Reason: To accord with the terms of the application since the site lies within an area where additional residential properties would not normally be permitted and to prevent the creation, by conversion, of inappropriate units of accommodation, possibly leading to over intensive use of the site.

03 The workshop hereby permitted shall only be used for purposes ancillary to the main house, and shall not, at any time, be used for living accommodation, business, commercial or industrial purposes.

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

04 The development hereby permitted shall be constructed using (brickwork and tiles to match those on the existing building. If any materials or their means of fixing are not identical to the original then drawn details (and samples) of these materials shall be submitted to and approved in writing by the Local Planning Authority, prior to the commencement of works. The development shall be carried out in accordance with the subsequently approved details and materials.

04 Reason: To maintain the architectural interest of the building.

05 The proposed development shall be undertaken following the methods of working and recommendations of the Ecological Appraisal dated 22/05/06 unless otherwise agreed in writing by the Local Planning Authority.

05 Reason: In the interest of nature conservation in the area

### **Informatives**

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

Hampshire County Structure Plan Review: UB3, E7, E16, C1, C2, E14

Winchester District Local Plan Proposals: DP.3, HE.1, HE.4, HE.5, HE.6, HE.14, CE.5, CE.6,

02. The applicant is advised that it is an offence under the Habitats Regulation 1994 to deliberately kill, harm, capture or take a bat and/or to deliberately damage, destroy or obstruct access to any structure or place used for shelter or protection of bats. Should bats be discovered at any stage during the works, all work must stop immediately and Natural England contacted for further advice.

03. Under the terms of the Water Resource Act 1991 the prior agreement may be required for discharging dewatering water from any excavation or development to any controlled waters. The applicant is advised to contact the Hants and IOW Area office (Environment Management Team) to discuss this further.

The development must comply with the Control of Pollution (Oil Storage)( England) Regulations 2001

The Regulations apply where more than 200 litres of Oil are stored (excluding waste oil) in one or more containers. The regulations stipulate requirements for the standard of tanks, pipeworks and secondary containment.

04. All works including demolition and construction should only be carried out between the hours of 0800 and 1800 Monday to Friday and 0800 to 1300 Saturdays and no time on Sundays or Bank holidays. Where allegations from such works are substantiated by the Communities Directorate, a Notice limiting the hours of operation under the Control of Pollution Act 1974 may be served.

No materials should be burnt on site. Where the Communities Directorate 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 the burning of materials is a direct offence under the Clean Air Act 1993.

**West Meon**

**Ward**

**Upper Meon Valley**

**Conservation Area:** West Meon Conservation Area  
**Case No:** 06/02732/LIS  
**Ref No:** W12829/15LB  
**Date Valid:** 5 September 2006  
**Grid Ref:** 464125 123859  
**Team:** EAST **Case Officer:** Mr Simon Avery  
**Applicant:** Mr And Mrs R Younger  
**Proposal:** Partial demolition and reconstruction of garden room and adjacent workshop; construction of covered way around service yard; new workshop built against north wall of garage  
**Location:** West Meon House Station Road West Meon Petersfield Hampshire GU32 1JG  
**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 development hereby permitted shall be constructed using (brickwork and tiles to match those on the existing building. If any materials or their means of fixing are not identical to the original then drawn details (and samples) of these materials shall be submitted to and approved in writing by the Local Planning Authority, prior to the commencement of works. The development shall be carried out in accordance with the subsequently approved details and materials.

02 Reason: To maintain the architectural interest of the building.

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

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

04 Full details of all new windows and doors, including the large glazed opening, 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.

04 Reason: To protect the character and appearance of the building (or 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, E7, E16, C1, C2, E14

Winchester District Local Plan Proposals: DP.3, HE.1, HE.4, HE.5, HE.6, HE.14, CE.5, CE.6,

**Whiteley                      Ward                      Whiteley**

**Conservation Area:**  
**Case No:** 06/02801/FUL  
**Ref No:** W20302  
**Date Valid:** 5 September 2006  
**Grid Ref:** 452919 109617  
**Team:** WEST                      **Case Officer:** Miss Megan Birkett  
**Applicant:** Mr V Patel  
**Proposal:** Erect an apex shed in the rear of property  
**Location:** 55 Coriander Way Whiteley Fareham Hampshire PO15 7HG  
**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 Review Proposals: DP3

**Wickham                      Ward                      Wickham**

**Conservation Area:**  
**Case No:** 06/01981/FUL  
**Ref No:** W03045/19  
**Date Valid:** 2 June 2006  
**Grid Ref:** 454307 108881  
**Team:** WEST                      **Case Officer:** Mr Neil Mackintosh  
**Applicant:** Quindall Golf And Leisure  
**Proposal:** Green keepers facility/vehicle compound.  
**Location:** Quindell Golf And Leisure Skylark Meadows Whiteley Fareham Hampshire PO15 6RS  
**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 building 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 building hereby permitted shall be used only as a green keepers store, maintenance and restroom facility and for no other purpose, unless otherwise agreed, in writing, with the Local Planning Authority.

03 Reason: The site is in an area of countryside where buildings are not normally permitted except where there is an overriding need in the interests of agriculture, forestry or sports-related facilities.

### Informatives

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

Hampshire County Structure Plan Review: C1, C2, G1, R3, T4

Winchester District Local Plan Review: CE1, CE3, RT8, RT12, HE16

**Wickham**

**Ward**

**Wickham**

### Conservation Area:

**Case No:** 06/02482/LDC

**Ref No:** WLDC/416

**Date Valid:** 1 August 2006

**Grid Ref:** 455586 112136

**Team:** WEST

**Case Officer:** Legal

**Applicant:** Mr And Mrs P G & V A Callaghan

**Proposal:** Use of dwelling in breach of condition no. 4 of planning permission DRD3356/3 (agricultural occupancy condition) (LAWFUL DEVELOPMENT CERTIFICATE)

**Location:** St Swithins Biddenfield Lane Shedfield Southampton Hampshire SO32 2HP

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

### Conditions/Reasons

01 This Certificate is issued solely for the purpose of section 191 of the Town and Country Planning Act 1990 (as amended).



**Wickham**

**Ward**

**Wickham**

**Conservation Area:**

**Case No:** 06/02681/FUL

**Ref No:** W10612/08

**Date Valid:** 5 September 2006

**Grid Ref:** 454036 108414

**Team:** WEST

**Case Officer:** Miss Megan Birkett

**Applicant:** Mr A Patel

**Proposal:** Single storey garage extension

**Location:** Navnidhi Lee Ground Titchfield Hampshire PO15 6RP

**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 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.

03 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  
Winchester District Local Plan Review Proposals: DP3

**Winchester Town**

**Ward**

**St Michael**

**Conservation Area:** Conservation Area: Winchester Conservation Area  
**Case No:** 06/02589/LIS  
**Ref No:** W16238/04LB  
**Date Valid:** 23 August 2006  
**Grid Ref:** 447469 129380  
**Team:** EAST **Case Officer:** Mr Nick Fisher  
**Applicant:** G L And P A Hauser  
**Proposal:** 3 Internal alterations and removal of a small window  
**Location:** 12 St James Lane Winchester Hampshire SO22 4NX  
**Decision:** **Application Withdrawn**

**Winchester Town**

**Ward**

**St John And All Saints**

**Conservation Area:** Conservation Area: Winchester Conservation Area  
**Case No:** 06/02645/FUL  
**Ref No:** W18693/03  
**Date Valid:** 24 August 2006  
**Grid Ref:** 448951 129444  
**Team:** EAST **Case Officer:** Mr Robert Ainslie  
**Applicant:** Mr M Oakley  
**Proposal:** Erection of 2 no semi detached dwellings (amendments to  
W18693/01)  
**Location:** 40 Alresford Road Winchester Hampshire SO23 0HG  
**Decision:** **Application Permitted**

**Conditions/Reasons**

01 A drawing of the wall to be rebuilt , (including details of piers) together with specification of materials , mortar and pointing style shall be submitted for approval by the Local Planning Authority prior to occupation of either of the dwellings. When agreed a sample panel including part of a pier shall be prepared on-site to those specifications and drawings for inspection and approval by the Local Planning Authority in writing, prior to occupation of either of the dwellings. The entire wall and piers shall be constructed in accordance with the approved details, specification and panel prior to the occupation of either of the dwellings.

01 Reason: To ensure that the wall is reinstated to match the original as closely as possible as required by the Inspector on Appeal and to reflect the character of this part of the conservation area.

02 Prior to the occupation of either of the dwellings, confirmation shall be received of the details of arrangements to deal with the diversion of the public sewer setting out a timetable for completion of the diversion. Development shall be carried out in accordance with the details and timescales approved by the Local Planning Authority.

02 Reason: In order to protect drainage apparatus.

03 Before the dwellings are occupied, the access shall be constructed with a non-migratory surfacing material for a minimum distance of 4.5m from the highway boundary.

03 Reason: In the interests of Highway Safety

04 Before the dwellings are occupied, a turning space shall be provided within the site to enable vehicles using the site to enter and leave in a forward gear. The turning space shall subsequently be retained and kept available for such purposes at all times.

04 Reason: In the interests of Highway Safety

05 The parking spaces hereby approved shall not be used for any other purpose than the parking of cars.

05 Reason: In the interests of Highway Safety

### **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, E16, T6, E14,  
Winchester District Local Plan Review 2006: DP3, DP4, DP10, HE2, HE4, HE5, HE6, HE7,  
HE8, H3, H7, T2, T4, W1

**Winchester Town**

**Ward**

**St Paul**

### **Conservation Area:**

**Case No:** 06/02683/FUL

**Ref No:** W20285

**Date Valid:** 31 August 2006

**Grid Ref:** 447453 130012

**Team:** EAST

**Case Officer:** Mr Tom Patchell

**Applicant:** Mrs Heather Moseley

**Proposal:** Change of use from residential to beauty salon use

**Location:** 134 Stockbridge Road Winchester Hampshire SO22 6RN

**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 use hereby permitted shall not be open to customers outside the following times 08:30 - 17:30 Monday to Friday and 08:30-13:00 on Saturdays and at no time on a Sunday or recognised bank holiday, unless otherwise agreed in writing by the Local Planning Authority.

02 Reason: To protect the amenities of the occupiers of nearby properties.

03 The use hereby permitted shall be carried on only by Mrs H Moseley and shall not enure for the benefit of the land. When the premises cease to be occupied by Mrs H Moseley the use hereby permitted shall cease and all materials and equipment brought onto the site in connection with the use shall be removed.

03 To ensure that any future uses do not adversely affect the amenities of the adjoining occupants.

04 Before development commences details of the cycle parking provision shall be submitted to and approved in writing by the Local Planning Authority and fully implemented before the approved use commences.

04 To ensure the cycle parking provision is in accordance with the adopted standards and to provide an alternative means of accessing the business hereby approved and thereby reducing reliance on the car.

### **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, S1, S2 and S4  
Winchester District Local Plan Review Proposals: DP.3 and SF.1

**Winchester Town**

**Ward**

**St Michael**

**Conservation Area:** Conservation Area: Winchester Conservation Area  
**Case No:** 06/02758/FUL  
**Ref No:** W06272/02  
**Date Valid:** 31 August 2006  
**Grid Ref:** 447427 128392  
**Team:** WEST **Case Officer:** Mr Neil Mackintosh  
**Applicant:** Brookeswood Developments Ltd  
**Proposal:** Demolition of existing dwelling and erection of 3 no. dwellings with associated landscaping  
**Location:** Fairhaven 108 Christchurch Road Winchester Hampshire SO23 9TG  
**Decision:** **Application Withdrawn**

**Winchester Town**

**Ward**

**St Bartholomew**

**Conservation Area:**  
**Case No:** 06/02804/FUL  
**Ref No:** W20305  
**Date Valid:** 5 September 2006  
**Grid Ref:** 448539 131062  
**Team:** WEST **Case Officer:** Miss Megan Birkett  
**Applicant:** Mr And Mrs Spence  
**Proposal:** Conservatory to rear  
**Location:** 41 Francis Gardens Winchester Hampshire SO23 7HD  
**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 conservatory 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 Proposals: DP3

**Winchester Town                      Ward            St Michael**

**Conservation Area:** Conservation Area: Winchester Conservation Area  
**Case No:** 06/02828/TPC  
**Ref No:** W20314/TPOCA  
**Date Valid:** 8 September 2006  
**Grid Ref:** 447312 129335  
**Team:** EAST                      **Case Officer:** Mr Michael Edwards  
**Applicant:** Mr John Mann  
**Proposal:** Fell 1 no Holm Oak  
**Location:** St James Hall Sparkford Road Winchester Hampshire SO22 6XB  
**Decision:** **That no objection be raised**

**Winchester Town                      Ward            St Paul**

**Conservation Area:**  
**Case No:** 06/02833/TPO  
**Ref No:** WTPO/20/319  
**Date Valid:** 8 September 2006  
**Grid Ref:** 446451 129481  
**Team:** EAST                      **Case Officer:** Mr Michael Edwards  
**Applicant:**  
**Proposal:** Fell 1 no pine  
**Location:** Royal Winchester Mews Chilbolton Avenue Winchester Hampshire  
**Decision:** **Application Permitted**

**Conditions/Reasons**

01 A standard sized tree shall be planted within 9 months of the felling. Details are to be agreed in writing with Winchester City Council Arboricultural Officer.

01 Reason: To ensure the long term amenity of the area.

**Winchester Town**

**Ward**

**St Michael**

**Conservation Area:**

**Case No:** 06/02782/TPO  
**Ref No:** WTPO/1270/05  
**Date Valid:** 13 September 2006  
**Grid Ref:** 447087 128802  
**Team:** EAST **Case Officer:** Mr Michael Edwards  
**Applicant:** Sir Guy Johnson  
**Proposal:** Remove one minor trunk and low hanging branches of 2 no yew trees  
**Location:** Hollygate Sleepers Hill Winchester Hampshire SO22 4ND  
**Decision:** **Application Permitted**

**Winchester Town**

**Ward**

**St Barnabas**

**Conservation Area:**

**Case No:** 06/02870/TPO  
**Ref No:** WTPO/1021/17  
**Date Valid:** 14 September 2006  
**Grid Ref:** 446514 130371  
**Team:** EAST **Case Officer:** Mr Michael Edwards  
**Applicant:** Mr Petre Mills  
**Proposal:** Fell 1 no conifer  
**Location:** 13 Hampton Lane Winchester Hampshire SO22 5LF  
**Decision:** **Application Permitted**

**Conditions/Reasons**

01 A standard sized replacement tree shall be planted within 9 months of felling. Details are to be agreed in writing with Winchester City Council Arboricultural Officer.

01 Reason: To ensure the future amenity of the area.

**Winchester Town**

**Ward**

**St Michael**

**Conservation Area:**

**Case No:** 06/02871/TPO  
**Ref No:** WTPO/20/320  
**Date Valid:** 14 September 2006  
**Grid Ref:** 447157 128953  
**Team:** EAST **Case Officer:** Mr Michael Edwards  
**Applicant:** Mr P D Dudgeon  
**Proposal:** Fell 2 no sycamore trees and 2 no pine trees  
**Location:** Milnthorpe Sleepers Hill Winchester Hampshire SO22 4NF  
**Decision:** **Application Permitted**

**Winchester Town**

**Ward**

**St Michael**

**Conservation Area:** Winchester Conservation Area  
**Case No:** 06/03152/FUL  
**Ref No:** W  
**Date Valid:**  
**Grid Ref:** 447858 129113  
**Team:** WEST **Case Officer:**  
**Applicant:** Mrs Cameron  
**Proposal:** Replacement canopy over doorway in existing wall  
**Location:** The Friary 19 St Cross Road Winchester Hampshire SO23 9JA  
**Decision:** **Not Required**

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