



The Planning Inspectorate
3D Eagle Wing
Temple Quay House
2 The Square
Bristol
BS1 6PN

24 January 2023

Our Ref: 21/01858/FUL

Your Ref:

Dear Mr Eland

Re: Field To The North Of Dradfield Lane Soberton Hampshire

I refer to the appeal at the above site and attach the Officer's Report for the planning application which I am submitting as the Council's substantive statement for this appeal. The Decision Notice is attached within Appendix A and the Officers Report is attached within Appendix B. In addition, I would like to make the following additional points in the context of the appellants' statement.

At paragraph 4.21 the appellant states that there has been no flooding in or around the site since the poly tunnel was put in place. Appendix D shows photos of the junction of Dradfield Lane and Ingoldfield Lane after the polytunnel and drainage works had been completed. The applicant was contacted in relation to introducing additional measures that would satisfy the drainage officer and these were not forthcoming. It was therefore determined that the cumulative impact of the development on the surrounding area was unacceptable and warranted a reason for refusal.

The Inspector is respectfully requested to dismiss this appeal. If however the Inspector is minded to allow the appeal the planning authority requests that the following conditions are attached to the permission (within Appendix C).

Yours sincerely

Rose Chapman
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