

PLANNING APPLICATIONS

Applications to w/e 10 January 2025

Application No: [H/24/98542](#)

Address: 3 Elland Close, Fair Oak, SO50 7JY

Description: A wrap-around extension to the property. The extension includes adjustments to the ground floor layout to create additional living space. The external design incorporates matching materials, such as bricks and windows, to ensure consistency with the existing structure. The design also features roof lights for improved natural lighting and retains the existing site boundaries.

Comments: No objection

Planning Specialist Contact Details

Email: alexandra.stone@eastleigh.gov.uk

Application No: [O/24/98619](#)

Address: Land South of Mortimers Lane, Fair Oak. For discussion at Full Council on Monday 20 January 2025.

Description: Outline application with all matters reserved (apart from access) for the construction of up to 245 dwellings (Use Class C3) and up to 350sqm multi-functional building (Use Class E - commercial, business or service or Use Class F2 - Community), with associated open space and play area, landscaping, SuDS, infrastructure, mobility hub and vehicular access off Mortimers Lane.

Comments: The Parish Council objects strongly to the application on the following grounds:

- Contrary to National Planning Policy Framework,
- Policy 202 – would not conserve or enhance historic environment
- Policies 188 & 192 – puts local habitats and biodiversity at risk
- Policy 147 – does not protect the green belt
- Policy 116 – unacceptable impact on highway safety and road network
- The application is poorly timed in light of EBC's Review of its Local Plan and seeks to circumvent the proper planning processes.
- Density of building – the 250 development, on green belt land will adversely affect local infrastructure network such as local schools, health and roads which are already at maximum capacity.
- Previous planning decisions – the proposal is contrary to comments made by previous local plan inspectors who in 2020 noted that development on Mortimers Lane would impact surrounding roads to an 'unacceptable' level
- Nature conservation will be put at risk– the ecological appraisal as part of the planning application shows veteran oak trees, hedgerow with high ecological value, winter nesting birds and bats of high ecological importance on the site. The current habitat creation strategy has been ranked as poor to moderate further demonstrating lack of thought to the protection of local wildlife and habitats.
- Parking and highway safety – Mortimers Lane is remote from local services and facilities and the size of the development will exacerbate traffic congestion in Fari Oak & Bishopstoke and smaller roads surrounding the South Downs National Park.
- Traffic and noise – as above.
- Effect on listed buildings and conservation areas – support the view of the County's Archaeologist that the site "has potential for archaeological remains" and the site requires an archaeological mitigation strategy.

Planning Specialist Contact Details

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Application No: [F/24/97740](#)

Address: The Log Cabin, Hillview Manor Park, Winchester Road, Fair Oak, SO50 7HD

Description: The erection of a dwelling to replace an existing residential Lodge

Comments: The Parish Council's previous comments still stand in that the site is outside the urban edge and the application contrary to Policy. The dwelling would be in a very visible spot. The amended design is smaller and more in keeping. However, if the expansion of the site is refused (separate application) then we query the need. Therefore, if granted we request that permission is under a tied condition to the chalet business.

Planning Specialist Contact Details

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Application No: [H/25/98705](#)

Address: 13 Freda Routh Gardens, Fair Oak, SO50 7LY

Description: Two-storey rear extension and alterations to existing dwelling.

Comments: No objection

Planning Specialist Contact Details

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