

**N/17/0003**

**WINCHESTER**

WINCHESTER CITY COUNCIL

AGENT: WINCHESTER CITY  
COUNCIL

ERECTION OF LIDL FOODSTORE (USE CLASS A1) WITH CUSTOMER CAR PARK AND ASSOCIATED LANDSCAPING.

LAND OFF SOLENT WAY WHITELEY HAMPSHIRE

***Report By***

Kim Hayler - Direct dial 01329 824815

***Introduction***

This authority has been consulted on a major planning application which lies to the north and east of the Fareham Borough boundary within the administrative area of Winchester City Council. Whilst Winchester City Council will be the determining authority, Fareham Borough Council has been formally invited to express views on the submitted application as a neighbouring authority.

***Site Description***

The application site is just under one hectare in area and is located north of junction 9 of the M27. Rookery Avenue lies to the north of the site, with the Solent Hotel beyond. Immediately to the south lies the Fulcrum Business Park whilst to the west lies Solent Way with access to further employment/business uses. Whiteley Way is located to the east of the application site.

The site forms part of a wider area of land allocated for employment/business uses.

***Description of Proposal***

Foodstore comprising 2476 m<sup>2</sup> in floor area sited at the north-eastern part of the site with parking for 120 cars to the front.

Access will be from Solent Way via a bellmouth access constructed some years ago.

***Planning Considerations - Key Issues***

Whilst there are a number of planning considerations relating to this application, it is highway matters which are principally of interest to this authority.

A Transport Assessment has been submitted in support of the application. The Transport Assessment has concluded that application proposes a safe means of access and egress; the parking provision and cycle parking on site is sufficient and flexible to meet anticipated demand; pedestrian and cycle links are proposed to connect the store with the surrounding area; the site is well located to public transport; the site is located close to local residential areas and traffic surveys have concluded that the new trips associated with the foodstore will not impact on the local highway network. The applicant is offering to implement a Travel Plan in order to mitigate any additional demand upon the local transport infrastructure.

The formal consultation on this planning application was received at the end of January and it was not possible for Officers to give full consideration to all material planning matters potentially affecting this Borough by the time this report was published. Officers will provide

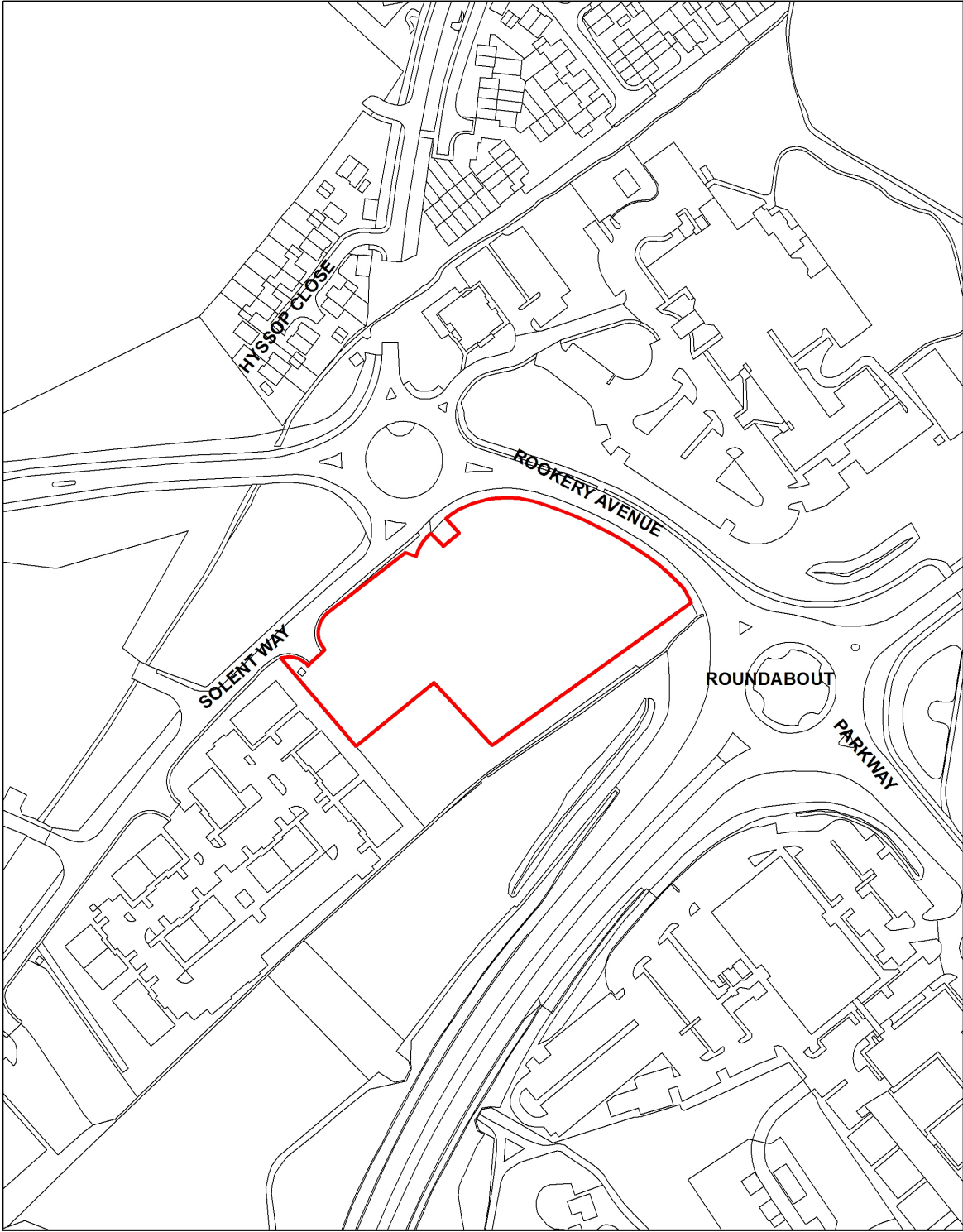
comments and a recommendation to Members in the form of a update at the Planning Committee meeting.

***Recommendation***

Update to be provided for Members at the meeting.

# FAREHAM

BOROUGH COUNCIL



Land off Solent Way  
Scale 1:2,100



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