

**Q/0005/14**

CHURCHERS BOLITHO WAY  
SOLICITORS

RELEASE FROM SECTION 52 AGREEMENT  
31 HARRISON ROAD FAREHAM HAMPSHIRE

**FAREHAM WEST**

AGENT: CHURCHERS BOLITHO  
WAY SOLICITORS

***Report By***

Emma Marks Exn.2677

***Planning Considerations - Key Issues***

Planning permission was granted in 1988 (FBC.5356/14) for the erection of a bungalow and garage on land to the rear of 68 Southampton Road. The site is situated to the west of Harrison Road and accessed off an unmade track. The applicant at the time entered into a Legal Agreement with the Council restricting the occupancy of the dwelling to people over 55 years of age only. The reason for this age limitation was felt necessary at the time to restrict traffic movement.

Due to current marketing difficulties the owners are seeking to remove this age restriction.

The Councils Transport Development Management Officer has raised no highway objection to the restriction being lifted and is of the opinion that from a highway viewpoint the available on site parking provision and the access arrangement are considered sufficient for unrestricted domestic use in this fairly central location, given the fairly restricted size of the dwelling.

Officers are of the opinion that the restriction should be lifted and would not create an adverse impact on neighbouring properties or highway safety.

***Recommendation***

That provided the applicants agree to pay to Councils legal costs for the Deed of Release, that the Committee authorises the Solicitor to the Council to enter into a Deed of Release on behalf of the Council releasing the owners of 31 Harrison Road from the current age restriction.

***Background Papers***

FBC.5356/14

# FAREHAM

BOROUGH COUNCIL



31 Harrison Road  
Scale 1:1250



This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationary Office © Crown Copyright. Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings. Licence 100019110. 2014