

FAREHAM

BOROUGH COUNCIL

Application for Approval of Reserved Matters following Outline Approval

Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Welborne Land Ltd & CG Fry

Address

Address line 1

20 Jewry Street

Address line 2

Winchester

Address line 3

Town/City

County

Country

United Kingdom

Postcode

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Applicant Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Development Description

Please indicate all those reserved matters for which approval is being sought:

- ☒ Access
- ☒ Appearance
- ☒ Landscaping
- ☒ Layout
- ☒ Scale

Please provide a description of the approved development as shown on the decision letter

New community of up to 6000 dwellings (C3 and C2, including a care home of use class C2) together with a district centre (comprising up to 2,800m2 food store retail (A1), up to 2,419m2 of non-food retail (A1) and up to 2,571m2 of other nonconvenience/ comparison retail use (A1 - A5)); a village centre (comprising up to 400m2 food store retail (A1), up to 1,081m2 of non- food retail (A1), a public house (up to 390m2 A4 use) and up to 339m2 of other nonconvenience/ comparison retail use (A1 - A5)); up to 30,000m2 of commercial and employment space (B1); up to 35,000m2 of general industrial use (B2); up to 40,000m2 of warehousing space (B8); a hotel (up to 1,030m2 C1 use); up to 2,480m2 of community uses (D1 and D2); up to 2,200m2 ancillary nursery (D1), health centre (D1) and veterinary services (D1); retention of Dean Farmhouse; a secondary school, Primary schools; pre-schools; green infrastructure including formal and informal open and amenity space; retention of some existing hedgerows, grassland, woodland areas, allotments, wildlife corridors; all supporting infrastructure; household waste recycling centre; requisite substations; sustainable drainage systems including ponds and water courses; a remodelled M27 J10 including noise barrier(s); works to the A32 including the creation of three highway junctions and new crossing(s); distributor roads (accommodating a Bus Transit network) and connections to the surrounding cycleway and pedestrian network; car parking to support enhanced use of Dashwood; ground remodelling; any necessary demolition; with all matters reserved for future determination with the exception of the works to M27 J10 and the three highway junctions and related works to the A32 at Welborne, Land North Of Fareham, Fareham

Reference number

P/17/0266/OA

Date of decision (date must be pre-application submission)

30/09/2021

Please provide a description of the reserved matters for which you are seeking consent. Please state if the outline planning application was an environment impact assessment application and, if so, confirm that an environmental statement was submitted to the planning authority at that time

The erection of 75 dwellings and associated works, including the formation of access, landscape and ecological enhancements

The outline application was EIA and an ES was submitted

Has the work already started?

☐ Yes

☒ No

Supporting Information

Please provide the following information

Please list all relevant drawings, including reference numbers, that were approved as part of the original decision.

Please refer to planning statement

Please list all drawing numbers submitted with this application for approval

Please refer to planning statement

If applicable, please state the reasons for any changes to the original drawings

Please refer to planning statement

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes

☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

☒ The agent

☐ The applicant

☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes

☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Date (must be pre-application submission)

01/01/2026

Details of the pre-application advice received

Detailed pre-app has been undertaken with both Fareham Borough Council, and Hampshire County Council Highways

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes
- ☒ No

Declaration

I/We hereby apply for Approval of reserved matters as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Paul Hoffmann

Date

18/08/2026