

Narinder Lakhan

From: Owen Neal <Owen.Neal@sportengland.org>
Sent: 06 March 2025 08:00
To: Narinder Lakhan
Subject: LA APP REF: APP/24/00405 - HAVANT RFC (HOOKS LANE), HOOKS LANE GROUND CLUBHOUSE FRASER ROAD PO9 3EJ - PA/24/SE/HV/68086

Dear Narinder,

Sport England can confirm that we are content to withdraw our objection on the basis that the application is considered broadly capable of meeting the E3 exception in our playing fields policy and paragraph 104 of the NPPF. This states:

The proposed development affects only land incapable of forming part of a playing pitch and does not:

- reduce the size of any playing pitch;*
- result in the inability to use any playing pitch (including the maintenance of adequate safety margins and run-off areas);*
- reduce the sporting capacity of the playing field to accommodate playing pitches or the capability to rotate or reposition playing pitches to maintain their quality;*
- result in the loss of other sporting provision or ancillary facilities on the site; or*
- prejudice the use of any remaining areas of playing field on the site.*

This support is subject to the S106 agreement providing for a £20,000 contribution to enable Havant Rugby Football Club to draw down from in order to pay for additional training slots on the rugby Artificial Grass Pitch (AGP) during the construction period. Sport England wishes to agree the wording for such a provision in the S106 agreement.

It is also subject to the following condition being attached to any permission:

1. No works on the playing field shall commence until a scheme for the removal of the works/compound and the reinstatement of the playing field land has been submitted to and approved in writing by the Local Planning Authority after consultation with Sport England. The reinstatement scheme must be in accordance with the agronomist report (report titled: AI-HTR-WAB-PI-P2-RP-W-0001_HAVANT RUGBY CLUB AGRONOMY REPORT) and Sport England guidance "Natural Turf for Sport" (2011). The works/compound must be removed from the site within 3 months of completion of the works on the playing field. Within 3 months of, or in the first planting season following, the removal of the works/compound the playing field land must be reinstated in accordance with the approved scheme.

Reason: To ensure the site is restored to a condition fit for purpose and to accord with Development Plan Policy **.

Informative: The restoration scheme for playing field land should be undertaken by a suitably qualified specialist sports turf consultant/contractor/agronomist. The applicant should be aiming to ensure that any replacement playing field is fit for its intended purpose and should have regard to Sport England's technical Design Guidance Note entitled "Natural Turf for Sport" (2011) and relevant design guidance of the National Governing Bodies for Sport e.g. performance quality standards produced by the relevant pitch sport National Governing Bodies.

Sport England is content for the wording of the above condition to be amended as long as it achieves the same aims and Sport England is consulted on any proposed amendments.

I hope this clarifies our position.

Best wishes,

Owen Neal (MRTPI)

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