

DM21 (Shopfronts, Signs, Security Shutters and Advertisements)

Listed Building Grade: Not applicable.

Conservation Area: Not applicable.

5 Statutory and Non Statutory Consultations

Arboriculturalist

No Comment.

Councillor Pamela Crellin - Barncroft

No Comment.

Councillor Yvonne Weeks - Barncroft

No Comment.

County Minerals

No Comment.

Hampshire Highways

Thank you for consulting the Highway Authority on the above planning application. It is noted that the majority of the signs and display units will be located on site, to which the Highway Authority have no comment.

It is also noted that there is one flag pole located south of the site access. The Highway Authority have reviewed the location of the flag pole against the approved site access plan which confirms that the pole will not be situated within the southbound visibility splay from the access.

The Highway Authority therefore raises no objection to the proposed development

Portsmouth Water Company

Portsmouth Water have reviewed the application and associated documents for APP/23/00063 and have no concerns regarding impacts to groundwater quality. Therefore, we do not recommend any planning conditions to be included on the planning permission.

Southern Gas Networks - stage 1

Thank you for using the linesearchbeforeudig.co.uk system for your 'Planning Application/Property Conveyance' enquiry for SGN asset maps for your site location.

Please note this response and any attached map(s) are only valid for 28 days.

There are high pressure pipelines in the vicinity of your proposed work area. SGN formally object to this planning application until such time as a detail consultation has taken place.

For your safety, it is essential that no work or crossing of this high pressure pipeline is carried out until a detailed consultation has taken place.

This response is for initial/scoping out work only. This response does not give permission to undertake any work. When consultation has taken place, your planning

has been approved and works on site are due to start, another request for information and updated maps must be made via our on-line system as a 'planned works' enquiry.

Please find an extract from our mains records for your search area, any SGN assets are described in the map legend. On some occasions maps may be sent that do not contain any gas pipes, this is due to the location of your proposed work area and although there are no pipelines in the immediate vicinity, consultation is still required to ensure that your development has no other impact on our pipelines. SGN Personnel must confirm the actual location of all pipelines prior to commencement of any work. Please note there may also be additional gas pipes (low pressure, medium pressure, etc.) shown on the mains record.

This mains record only shows the pipes owned by SGN in our role as a Licensed Gas Transporter (GT). Please note that privately owned gas pipes or pipes owned by other GTs may be present in this area and information regarding those pipes needs to be requested from the owners. If we know of any other pipes in the area we will note them on the plans as a shaded area and/or a series of x's.

The information shown on this plan is given without obligation or warranty and the accuracy cannot be guaranteed.

Service pipes, valves, siphons, stub connections etc. are not shown but their presence should be anticipated. Your attention is drawn to the information and disclaimer on these plans.

It must be stressed that both direct and consequential damage to gas plant can be dangerous for your employees and the general public and repairs to any such damage will incur a charge to you or the organisation carrying out work on your behalf.

To contact the Pipelines department directly to discuss a consultation for your proposed works, please email Maintenance.Land.Owner.Enquiries@sgn.co.uk in our southern area or PlantProtectionAndPipelinesNorth@sgn.co.uk

in Scotland, quoting the LSBUD reference number.

If you require any further information please do not hesitate to contact us.

Scottish and Southern Electricity Networks

We have sent you the plans of our network records within the area requested. You will shortly receive responses each of the following; any High Voltage Mains cables and Low Voltage Mains cables.

Attached to this email is the 'Guide to Interpreting' which includes the legends for the plans on pages 7-9.

If a Service Cable is not shown on our maps sent, and you require the Cable to be Traced, please contact the General Enquires Department on 0800 048 3516 (option 3) or via email, ge@ssen.co.uk

If you need further information on our network in this area or a quotation for any required works, please contact the Connections & Engineering Department on 0800 048 3516 or via email, connections@sse.com

Neos Networks

We have attached a plan showing the location of Neos Networks apparatus in the proposed work area for your information. If the map provided is missing any required information e.g. a background map, then please email C2requests@neosnetworks.com who will provide a more detailed map.

If you're laying your own services, please use the map provided showing our apparatus and follow your safe dig procedures. There is no need to contact us for permission to dig or arrange any supervision.

If you have determined your works may impact our existing apparatus, then please contact alterations@neosnetworks.com for a Budget Estimate. For us to provide you with a Budget Estimate we will require the following information in order to progress your query as quickly and as efficiently as possible:

- A covering letter or details on the email
- Plans / maps showing existing & proposed conditions (min 1:500 scale and PDF format if emailed)
- Scheme cost apportionment information with confirmation of who the works principal is (the person or company funding your project)

Neos Networks will respond with a Budget Fee letter (if your scheme falls outside of NRSWA) showing the payment required to prepare a Budget Estimate.

6 Community Involvement

This application was publicised in accordance with the Council's Code of Practice for Publicity of Planning Applications approved at minute 207/6/92 (as amended), as a result of which the following publicity was undertaken:

Number of neighbour notification letters sent: 1

Number of site notices: 2

Statutory advertisement: Not applicable.

Number of representations received: 0

7 Planning Considerations

7.1 Having regard to the relevant policies of the development plan it is considered that the main issues arising from this application are:

- (i) Visual amenity
- (ii) Highway safety
- (iii) Effect upon residential amenity
- (iv) Southern Gas

- (i) Visual amenity

7.2 It is considered the proposal will not have an adverse effect on the visual amenity of the immediate locality. As a result the proposal covers the requirements of Policy DM21 of the HBLP (Allocations).

(ii) Highway safety

- 7.3 The Highways Authority was consulted on this application and raised no objection. The proposal would therefore comply with Policy DM21 of the HBLP (Allocations).

(iii) Effect on residential amenity

- 7.4 Due to the position of the proposed signs they are not considered to have an adverse impact on residential amenity therefore complying with Policy CS16 of the Havant Borough Core Strategy (2011).

(iv) Southern Gas

- 7.5 Southern Gas commented on the application raising an objection due to the proposed works being within vicinity of high pressure pipelines. The proposed works would involve the construction of advertisement boards on the approved building with the exception of the proposed free standing poster display and flagpole. The proposed poster display would be located close to the approved building thus not considered to have an impact on the high pressure pipelines. In terms of the proposed flagpole, construction details have been provided showing it would be on a concrete base with a depth of approx. 1 metre below ground, thus not considered to have an adverse impact on the high pressure pipelines. Southern Gas was reconsulted over the location of the flagpole in relation to the high pressure pipeline, but have not responded to this reconsultation. An informative regarding building over pipelines is recommended to be included in the decision notice.

8 Conclusion

- 8.1 The proposed signs are considered to be acceptable and the application is therefore recommended for advertisement consent.

9 **RECOMMENDATION:**

That the Head of Planning be authorised to **GRANT ADVERTISEMENT CONSENT** for application APP/23/00063

- 1 The development hereby permitted shall be carried out in accordance with the following approved plans:

Location Plan - 19139 AD 500
Proposed Site Plan - 19139 AD 501
Proposed Fascia Signs - 19139 AD 502
Proposed Flag Pole - 19139 AD 503
Proposed Large Billboards - 19139 AD 504
Proposed Poster Display Unit Small Billboards - 19139 AD 505
Covering Letter

Reason: - To ensure provision of a satisfactory development.

- 2 The illumination of the flag pole approved shall be no greater than 500 candela per square metres.

Reason: In the interests of the amenities of the area / highway safety and having due regard to policy DM21 of the Havant Borough Publication Local Plan (Allocations).

