

## Houghton, Michelle

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**From:** Strongitharm, Glen <Glen.Strongitharm@highwaysengland.co.uk>  
**Sent:** 25 November 2020 17:13  
**To:** Havant Planning and Development Mailbox New  
**Cc:** Blake, Patrick; Ginn, Beata; Townend, Zoe; Planning SE; transportplanning@dft.gov.uk; Spatial Planning  
**Subject:** RE:#11825/89670 Planning Consultation - APP/20/00533 - B.M Scaffolding, Brockhampton Road, Havant, PO9 1JU  
**Attachments:** 20201125 Formal Recommendation - APP-20-00533 - B.M Scaffolding Brockhampton Road Havant PO9 1JU.pdf

**For the attention of:** Tina Pickup

**Site:** B.M Scaffolding, Brockhampton Road, Havant, PO9 1JU

**Proposal:** Proposed demolition of existing industrial unit in favour of a new replacement unit for B1, B2 and B8 use.

**Application Number:** APP/20/00533

**Our Reference:** 89127/Tracker No: #11825

Dear Tina,

Thank you for your letter dated 13 November 2020 regarding the above application.

Highways England has been appointed by the Secretary of State for Transport as strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the strategic road network (SRN). The SRN is a critical national asset and as such Highways England works to ensure that it operates and is managed in the public interest, both in respect of current activities and needs as well as in providing effective stewardship of its long-term operation and integrity.

In the case of this development proposal, our interest is in the A27.

Having examined the above application we do not offer an objection to the proposal. However, due to the proximity of the works to the A27 we do request that we are notified of when the works will take place and we recommend the conditions that are set out below and in our attached formal response:

1. No development shall take place until a detailed Construction Method Statement has been submitted to and approved in writing by the Local Planning Authority (in consultation with Highways England).

Reason: To mitigate any adverse impact from the development on the A27. To ensure that the A27 continues to be an effective part of the national system of routes for through traffic in accordance with section 10 of the Highways Act 1980 and to satisfy the reasonable requirements of road safety.

2. Prior to the installation of any drainage systems, full details of drainage and its location shall be submitted to and approved in writing by the local planning authority (in consultation with Highways England). The development shall thereafter be undertaken in strict

accordance with the approved details prior to the first occupation of the development hereby permitted and retained in accordance with the agreed specification. No surface water shall be permitted to run off from the development hereby permitted on to the Strategic Road Network or in to any drainage system connected to the Strategic Road Network. No drainage connections from any part of development hereby permitted may be made to any Strategic Road Network drainage systems.

Reason: To mitigate any adverse impact from the development on the A27. To ensure that the A27 continues to be an effective part of the national system of routes for through traffic in accordance with section 10 of the Highways Act 1980 and to satisfy the reasonable requirements of road safety.

3. Prior to the installation of any external lighting full details of lighting and its location shall be submitted to and approved in writing by the local planning authority (in consultation with Highways England). There development shall thereafter be undertaken in strict accordance with the approved details prior to the first occupation of the development hereby permitted and retained in accordance with the agreed specification.

Reason: To mitigate any adverse impact from the development on the A27. To ensure that the A27 continues to be an effective part of the national system of routes for through traffic in accordance with section 10 of the Highways Act 1980 and to satisfy the reasonable requirements of road safety.

I hope this is helpful.

Kind Regards,  
Glen

**Glen Strongitharm**

**Assistant Spatial Planner (Area 3 & 5)**

Highways England | Bridge House | 1 Walnut Tree Close | Guildford | Surrey | GU1 4LZ

Web: [www.highwaysengland.co.uk](http://www.highwaysengland.co.uk)

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<https://www.gov.uk/government/organisations/highways-england> | [info@highwaysengland.co.uk](mailto:info@highwaysengland.co.uk)

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## Developments Affecting Trunk Roads and Special Roads

### Highways England Planning Response (HEPR 16-01)

### Formal Recommendation to an Application for Planning Permission

From: Divisional Director  
Network Delivery and Development  
South East Region  
Highways England.  
[PlanningSE@highwaysengland.co.uk](mailto:PlanningSE@highwaysengland.co.uk)

To: Havant Borough Council – FAO Tina Pickup

CC: [transportplanning@dft.gov.uk](mailto:transportplanning@dft.gov.uk)  
[growthandplanning@highwaysengland.co.uk](mailto:growthandplanning@highwaysengland.co.uk)

Council's Reference: APP/20/00533

Referring to the planning application for “Proposed demolition of existing industrial unit in favour of a new replacement unit for B1, B2 and B8 use” referenced above, dated 13<sup>th</sup> September 2020 at B.M Scaffolding, Brockhampton Road, Havant, PO9 1JU. Notice is hereby given that Highways England’s formal recommendation is that we:

- ~~a) offer no objection;~~
- b) recommend that conditions should be attached to any planning permission that may be granted (see Annex A – Highways England recommended Planning Conditions);**
- ~~c) recommend that planning permission not be granted for a specified period (see Annex A – further assessment required);~~
- ~~d) recommend that the application be refused (see Annex A – Reasons for recommending Refusal).~~

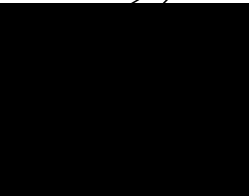
Highways Act Section 175B is not relevant to this application.<sup>1</sup>

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<sup>1</sup> Where relevant, further information will be provided within Annex A.

This represents Highways England formal recommendation and is copied to the Department for Transport as per the terms of our Licence.

Should you disagree with this recommendation you should consult the Secretary of State for Transport, as per the Town and Country Planning (Development Affecting Trunk Roads) Direction 2018, via [transportplanning@dft.gov.uk](mailto:transportplanning@dft.gov.uk).

|                                                                                                                                                                                 |                                                                                   |                         |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|-------------------------|
| <b>Signature:</b>                                                                                                                                                               |  | <b>Date:</b> 25/11/2020 |
| <b>Name:</b> Patrick Blake                                                                                                                                                      | <b>Position:</b> Spatial Planner (Area 3)                                         |                         |
| <b>Highways England:</b><br>Bridge House, Walnut Tree Close, Guildford, GU1 4LZ<br><a href="mailto:Patrick.Blake@highwaysengland.co.uk">Patrick.Blake@highwaysengland.co.uk</a> |                                                                                   |                         |

## **Annex A     Highways England recommended Planning Conditions /**

HIGHWAYS ENGLAND (“we”) has been appointed by the Secretary of State for Transport as strategic highway company under the provisions of the Infrastructure Act 2015 and is the highway authority, traffic authority and street authority for the Strategic Road Network (SRN). The SRN is a critical national asset and as such works to ensure that it operates and is managed in the public interest, both in respect of current activities and needs as well as in providing effective stewardship of its long-term operation and integrity.

This response represents our formal recommendations with regard to the B.M Scaffolding, Brockhampton Road, Havant, PO9 1JU application and has been prepared by Glen Strongitharm.

Highways England has no objection to the Proposed demolition of existing industrial unit in favour of a new replacement unit for B1, B2 and B8 use subject to the below proposed planning conditions to mitigate the impact on the A27 by the development proposal:

1. No development shall take place until a detailed Construction Method Statement has been submitted to and approved in writing by the Local Planning Authority (in consultation with Highways England).

Reason: To mitigate any adverse impact from the development on the A27. To ensure that the A27 continues to be an effective part of the national system of routes for through traffic in accordance with section 10 of the Highways Act 1980 and to satisfy the reasonable requirements of road safety.

2. Prior to the installation of any drainage systems, full details of drainage and its location shall be submitted to and approved in writing by the local planning authority (in consultation with Highways England). The development shall thereafter be undertaken in strict accordance with the approved details prior to the first occupation of the development hereby permitted and retained in accordance with the agreed specification. No surface water shall be permitted to run off from the development hereby permitted on to the Strategic Road Network or in to any drainage system connected to the Strategic Road Network. No drainage connections from any part of development hereby permitted may be made to any Strategic Road Network drainage systems.

Reason: To mitigate any adverse impact from the development on the A27. To ensure that the A27 continues to be an effective part of the national system of routes for through traffic in accordance with section 10 of the Highways Act 1980 and to satisfy the reasonable requirements of road safety.

3. Prior to the installation of any external lighting full details of lighting and its location shall be submitted to and approved in writing by the local planning authority (in consultation with Highways England). There development shall thereafter be undertaken in strict accordance with the approved details prior to the first occupation of the development hereby permitted and retained in accordance with the agreed specification.

Reason: To mitigate any adverse impact from the development on the A27. To ensure that the A27 continues to be an effective part of the national system of routes for through traffic in accordance with section 10 of the Highways Act 1980 and to satisfy the reasonable requirements of road safety.