

Havant Borough Council
Development Control
Civic Offices Civic Centre Road
Havant
Hampshire
PO9 2AX

Our ref: HA/2021/123171/01-L01
Your ref: APP/21/00353
Date: 18 May 2021

Dear Sir/Madam

ERECTION OF 1NO. 2BED DWELLING 16 SELBORNE AVENUE, HAVANT, PO9 4PX

Thank you for consulting the Environment Agency on the above application.

We have reviewed the information as submitted and set out our position below.

Environment Agency Position

The proposed development will only meet the National Planning Policy Framework (NPPF) for Flood Risk and Coastal Change requirements in relation to flood risk if the following planning condition is included. As per our response to APP/19/01254 (HA/2020/121943/01-L01), we request that the following condition be attached to any planning permission granted, and that the details in relation to the condition be submitted and approved by the Local Planning Authority.

Condition

The development shall be carried out in accordance with the submitted Flood Risk Assessment (FRA) (ref 72330R1, dated 7 November 2019, by GeoSmart Information Ltd) and the following mitigation measures it details:

- Finished floor levels shall be set no lower than 12.80 metres above Ordnance Datum (AOD) (as specified on Page 3, and Table 10 in Section 7 (Resilience and mitigation) of the submitted FRA).

These mitigation measures shall be fully implemented prior to occupation and subsequently in accordance with the scheme's timing/phasing arrangements. The measures detailed above shall be retained and maintained thereafter throughout the lifetime of the development.

Environment Agency
Guildbourne House Chatsworth Road, Worthing, West Sussex, BN11 1LD.
Customer services line: 03708 506 506
www.gov.uk/environment-agency

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Reasons

To reduce the risk of flooding to the proposed development and future occupants.
The condition is in line with the Planning Practice Guidance (PPG) to the National Planning Policy Framework (NPPF) for Flood Risk and Coastal Change..

Please do not hesitate to contact me using the contact details shown below should you have any queries regarding the above information.

Yours faithfully

Mrs Sophie Brown
Sustainable Places Planning Advisor

Direct dial 02030 257250

Direct e-mail planningSSD@environment-agency.gov.uk