

4 Policy Considerations

National Planning Policy Framework
Havant Borough Council Borough Design Guide SPD December 2011
Havant Borough Council Parking SPD July 2016

Havant Borough Local Plan (Core Strategy) March 2011
CS16 (High Quality Design)

Havant Borough Local Plan (Allocations) July 2014
AL1 (Presumption in Favour of Sustainable Development)

Havant Borough Pre Submission Local Plan 2036
IN3 (Transport and parking in new development)

Emsworth Neighbourhood Plan Post Examination Version 2020

Listed Building Grade: Not applicable.
Conservation Area: Not applicable.

5 Statutory and Non Statutory Consultations

Arboriculturalist

No Arb objection as the proposals will not impact on the adjacent trees.

Councillor Gary Robinson

No comment

Councillor Kenneth Smith

No comment

Councillor Mark Inkster

No comment

Hampshire Highways

Thank you for consultation on the above planning application.
The installation of the two charging stations will not impact on the current operation of the car park. In their capacity as local parking authority, Havant Borough Council should determine whether the re-allocation of two existing parking bays to parking bays for electric vehicles only is considered acceptable.
The Highway Authority raise no objection to the proposal.

Southern Gas Network

No comment received

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: 8

Number of site notices: Not applicable.

Statutory advertisement: Not applicable.

Number of representations received: 1

Comment	Officer Comment
The expansion of EV's is only set to rise. Being a EV user its good to see companies are planning to expand charging infrastructure. The instavolt system is really good because you can pay by "contactless" which makes it very accessible. Also the 30kw power of the units is quite rapid so they would be a useful addition to the area and would support general EV increase in the Havant borough whilst providing footfall for the retailers.	Comment noted.

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) Principle of development
- (ii) Impact upon the character and appearance of the area
- (iii) Impact upon residential amenity
- (iv) Highways

(i) Principle of development

7.2 The application site is situated within an urban area where further development is considered acceptable subject to the usual development control criteria.

7.3 Policy IN3 of the Emerging Local Plan (2036) 'Transport and parking in new development' states in paragraph 4.30

"The Government is committed to accelerating the shift to low carbon transport, ending the sale of conventional petrol and diesel vehicles by 2040, developing one of the best electric vehicle charging networks in the world, and investing to make cycling and walking the natural choice for shorter journeys. This shift can only take place at a national level if it takes place locally."

7.4 Part J states that electric Vehicle charging infrastructure is provided for:

- i. Each new residential unit with private off-street parking;
- ii. An appropriate number of spaces in shared parking at residential and commercial development where long-term parking for staff or residents is provided.

7.5 Paragraph 4.40 of Policy IN3 states that :

"Looking to the future, the demand for electric vehicle charging will grow, as electric vehicles begin to replace those powered by petrol and diesel. New development will last well into the era when electric vehicles are likely to be commonplace. To avoid the need for difficult and expensive retrofitting in the future, new developments should include electric vehicle charging infrastructure."

7.6 Whilst it is noted this is an emerging policy and relates to new development, it shows the importance of electric vehicle charging points in future development and therefore is an important consideration in present proposals also.

(ii) Impact upon the character and appearance of the area

7.7 This proposal comprises the addition of 2 charging points incorporating two parking spaces to the east of the building. The chargepoints would be approximately 2.2 metres high with a depth of approximately 0.4 metres and width of 0.7 metres. The proposal would include one feeder pillar serving the chargepoints in colour green . The chargepoints and feeder pillar would be located on what is currently a raised pedestrian walkway , however this is deemed acceptable as this only leads to the road. The proposed electrical car charging points are deemed an acceptable addition to the KFC frontage and car parking area .

(iii) Impact upon residential amenity

7.8 There are no residential properties within close proximity to the proposal site.

(iv) Highways _

7.9 Hampshire Highways have been consulted in regard to this proposal and have upheld no objection to the scheme - they do not object to the loss of spaces to electric charging points.

8 Conclusion

8.1 The scale, siting and design of the proposal would have limited and acceptable impact on the neighbours and is therefore considered to be appropriate and recommended for approval.

9 RECOMMENDATION:

That the Head of Planning be authorised to **GRANT PERMISSION** for application APP/21/00042

(A) subject to the following conditions

- 1 The development must be begun not later than three years beginning with the date of this permission.

Reason: To comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

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

001 01 REV G Equipment elevations - chargepoint express

00108-02 REV G Equipment elevations- RMC 1600

10389- 001701-PL REV A Site layout

10389 0017 02 REV A Location plan

10389 0017 03 REV A Block plan

Chargepoint specifications uploaded on the 25.01.2020

Reason: - To ensure provision of a satisfactory development.