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Enquiries To Chris Hirst
Direct Line 0370 779 0563
Date 21 August 2020

My reference 029386
Your reference APP/19/01166
Email havantdc@hants.gov.uk

Dear Sir,

Former site of Colt International Ltd, New Lane, Havant, PO9 2LY

Reserved matters application following Outline Planning Permission APP/18/00244 relating to access, appearance, landscaping, layout and scale for residential development of 94 dwellings and discharge of requirements of conditions 5 (ecological mitigation and enhancement strategy), 15 (vehicular access points) and 16 (pedestrian and cycle links) (Approved 24/06/2020). Request to Discharge Conditions 2, 3, 4, 5, 6 and 7 (15/07/2020).

Thank you for consultation on the discharge of conditions 2 and 5 associated with planning reference APP/19/01166.

Condition 2

Condition 2 reads as follows:

Prior to commencement of development, the applicant shall enter into a Highways agreement for the site access works onto Martin Road. Prior to occupation of the development, the applicant shall implement the access works as detailed in drawing number 039.5018.101 Rev C.

Reason: To provide appropriate vehicular access to the development having due regard to policies CS20 and DM11 of the Havant Borough Local Plan 2011 and the

*Director of Economy, Transport and Environment
Stuart Jarvis BSc DipTP FCIHT MRTPI*

National Planning Policy Framework.

The Highway Authority have not received a design check submission for the access works onto Martin Road. The applicant is therefore not in a position to enter into a Highways agreement for these works. The Highway Authority is therefore unable to recommend the discharge of condition 2.

Condition 5

No above ground construction works shall take place until plans and particulars specifying the provision to be made for external lighting of the same has been submitted to and approved in writing by the Local Planning Authority. There shall be no external lighting on the site other than as thereby approved.

Reason: To safeguard the amenities of the locality, in the interests of traffic safety and ecology and having due regard to policies CS11, CS16 and DM10 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

The Highway Authority will address any lighting amendments affecting the Highway as part of the Section 278 design check for the Martin Road access works. With the internal layout remaining under private ownership, a detailed review of the internal lighting arrangement has not been undertaken by the Highway Authority. Should the applicant wish to offer the internal road layout for adoption, detailed comments on the internal lighting provision will be made through the Section 38 process.

On the basis that the internal layout is not being offered for adoption, the Highway Authority can recommend the discharge of condition 5.

Yours sincerely,

Chris Hirst

Director of Economy, Transport and Environment
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