

To:
Mr David Parratt
Executive Windows
49 Fitzherbert Road
Farlington
Portsmouth
PO6 3UE

For: Mr and Mrs Ferrand

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND)
ORDER 2015

Prior Approval is Required and Refused

Application Number: APP/19/00954

Site Address: 30 Kingsway, Hayling Island, PO11 0LZ

Proposal: Prior notification for single storey development extending 6 metres beyond the rear wall of the original dwelling, incorporating an eaves height of 2.2 metres and a maximum height of 3 metres.

I refer to your application dated 01 October 2019 with regard to the above proposal and write to advise you that:

PRIOR APPROVAL IS REQUIRED AND REFUSED for the following reason:

The proposed extension would extend beyond the rear wall of the original dwellinghouse by more than the 8 metres allowance for a detached dwellinghouse, therefore the proposed extension would therefore not meet the criteria set out within Part 1, Class A, A.1 (g) of The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) and a planning application would be required.

In coming to its decision the Council considered plans and other documents submitted with regard to your application and the relevant policies of the Havant Borough Local Plan and other planning policy documents including the National Planning Policy Framework 2012.

Other Important Information:

- (1) This notice only relates to the decision of Havant Borough Council as Local Planning Authority under the Town and Country Planning Acts. It does not relate to any other application that may be required under the Building Regulations or under any other Act, Regulation, Byelaw or Order where the Council's approval may be needed. For further guidance as to the need for consent under the Building Regulations please

Our Ref: APP/19/00954

phone 023 9244 6573.

- (2) Your attention is drawn to the attached information regarding firstly your right to appeal to the Planning Inspectorate, if you are aggrieved by the Council's decision, and secondly the rights of an owner to, in certain circumstances serve a purchase notice on the Council. See www.planningportal.gov.uk/pcs.

Simon Jenkins

Simon Jenkins
Interim Director of Regeneration and Place

06 November 2019