

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

Our ref: HA/2020/121943/01-L01
Your ref: APP/19/01254
Date: 27 January 2020

Dear Sir or Madam,

ERECTION OF 1NO. 3BEDROOM DETACHED DWELLING (REVISED).

6 SELBORNE AVENUE, HAVANT, PO9 4PX.

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

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

Environment Agency position

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 section 7 Table 10, 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.

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,

Miss Anna Rabone
Sustainable Places Advisor

Direct dial: 02077 140525

Email: anna.rabone@environment-agency.gov.uk