

To:
Mr M Leedale
Mark Leedale Planning
52 Crondall Lane
Farnham
GU9 7DD

For: Mr & Mrs Perkins

**The Town and Country Planning (Development Management Procedure) (England)
Order 2015
Refusal of Planning Permission**

Application Number: APP/19/00988

Site Address: 19B Frogmore Lane, Waterloooville, PO8 9QN

Proposal: Variation of Condition 2 of planning permission APP/18/00489 (Construction of timber frame outbuilding in rear garden) to allow for limited use of outbuilding as Pilates studio. (Resubmission)

Further to your application received on 03 October 2019 Havant Borough Council, as Local Planning Authority, **Refuses Planning Permission** for the above proposal.

The reason for the Council's decision to refuse planning permission is:

- 1 Due to the hours proposed which includes early evenings and Saturday mornings, the scale of the proposal would cause unacceptable harm to the character of the locality and amenity of neighbours through noise, disturbance and loss of privacy and therefore is contrary to Policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011.

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.

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 phone 023 9244 6571.
- (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
- (3) In accordance with paragraphs 38-50 of the NPPF Havant Borough Council (HBC) takes a positive and proactive approach and works with applicants/agents on development proposals in a manner focused on solutions by:
 - Offering a pre-application advice service, and
 - Updating you of any issues that may arise in the processing of your application and where possible suggesting solutions, and,

In this instance:

- You were updated about issues after the initial site visit,
- Your application was unacceptable as submitted, and whilst a revised proposal was suggested by the case officer, you have requested it be determined without amendment.

Simon Jenkins

Simon Jenkins
Interim Director of Regeneration and Place

19 December 2019