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Our Ref: APP/18/00287
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26 June 2019

**Town and Country Planning (Development Management Procedure) (England) Order 2015
Discharge of Conditions Application**

Application Number: APP/18/00287

Site Address: Former Council Depot Site, Harts Farm Way, Havant PO9 1FA

Description: Phased development comprising the erection of 3No. warehouses (Class B2/B8) (two warehouse buildings to be erected in phase 1 and one warehouse building to be erected in phase 2) and associated parking and access from Hermitage Park. (Approved 18.06.18). Request to discharge condition 5 (28.06.18). Request to discharge conditions 6, 7 & 8 for Phase 1, units 1-4 (14.09.18). Request to Discharge Conditions 9 and 10 (12.12.18) [Note: S247 Stopping Up Highway Order for northern part width of Harts Farm way Feb 2019]. Request to Discharge Condition 4 (24.05.19).

This decision relates to your request to discharge conditions which was valid from 24/05/2019.

Havant Borough Council as Local Planning Authority hereby APPROVES the submitted application as meeting the information requirements of the following Conditions of Planning Permission APP/18/00287.

The conditions in respect of which information has been submitted are:

Condition 4:

The development hereby permitted shall be carried out in accordance with the recommended Risk Mitigation measures outlined in section 10.1 of the Ridge Ground Condition Assessment Report Ref 5004378-RDG-XX-ST-DOC-C-0101 October 2017, unless otherwise agreed in writing by the Local Planning Authority. Any contamination encountered during development which is inconsistent with that characterised within the 5004378 report shall be reported to the Local Planning Authority, be appropriately assessed, and be treated, mitigated, removed, or encapsulated as circumstances dictate.

Prior to the occupation of any relevant part of the permitted development, a verification report shall be submitted to- and approved in writing by- the Local Planning Authority. The report must demonstrate that selection of potable supply pipework is appropriate to mitigate the risk of supplies being tainted by residual hydrocarbons, that buildings (and enterable voids) are adequately protected from the risk of ground gas ingress, and must summarise (assessment &/or remedial) works required to address any unexpected contamination encountered during groundworks.

Reason: Having due regard to policies DM10 of the Havant Borough Adopted Core Strategy [2011] and DM17 of the Havant Borough Local Plan (Allocations) [2014], A degree of residual contamination is

present at the site as a result of both previous & current land uses (&/or activities) that could pose a risk to future site occupiers, buildings and services.

Details submitted:

Works contractor

Scope of works

Product data sheets

Attestation

Validation report

Completion Certificate

Confirmation from main contractor on the works

Purchase Order

Reasons for approval

The details hereby approved are considered to be in accordance with the relevant adopted policies of the Council, in particular the policies contained within the Havant Borough Local Plan (Core Strategy) 2011.

- (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 6573.
- (2) Any failure to adhere to the details of the approved plans, and other documents or to comply with any conditions listed above may lead to enforcement action being taken by the Council. If you wish to depart from the approved details or conditions in any way you should contact the Planning Development Service at the Public Service Plaza or by telephoning 023 9244 6015.

Simon Jenkins

Simon Jenkins

Interim Director of Regeneration and Place

Date: 26 June 2019