

Planning
Havant Borough Council
Public Service Plaza
Civic Centre Road
Havant
Hampshire PO9 2AX

Chichester Harbour Conservancy

www.conservancy.co.uk
22 October 2019

To the planning case officer,

Dear Lewis Oliver,

Land at Northney Marina, Hayling Island, Hampshire

Planning Application: **APP/19/00941 Retrospective**

Proposal for continued use of land for siting of temporary brokerage office and three storage units for 3-years duration (revised scheme to Planning Permission APP/18/00423)

Thank you for consulting The Chichester Harbour Conservancy concerning the above planning submission. The Conservancy is a non-statutory consultee.

The landscape of Chichester Harbour was recognised as nationally important when it was designated as an Area of Outstanding Natural Beauty (AONB) in 1964, through the National Parks and Access to the Countryside Act of 1949. The Conservancy was established by the Chichester Harbour Conservancy Act of 1971. The purposes of the Conservancy are the responsibility for navigation and the conservation of nature. The Countryside and Rights of Way Act of 2000 formerly established the Conservancy as the Joint Advisory Committee for the AONB, with the purpose to conserve and enhance the natural beauty of the landscape.

In its role in managing the Chichester Harbour Area of Outstanding Natural Beauty (AONB), The Conservancy has considered the submitted proposal against the Conservancy's planning guidance and principles - including The new Chichester Harbour Management Plan (2019-2024), The Chichester Harbour Planning Principles (Management Plan version April 2019), and The Chichester Harbour AONB Joint SPD (May 2017), adopted by both Chichester District Council and Havant Borough Council.

Under the Chichester Harbour Conservancy fully delegated officer decision process, the Local Planning Authority (LPA) is hereby advised that the Conservancy makes the following comment in relation to the above application.

Chichester Harbour Conservancy Recommendation – No objection

Suggested considerations –

- a temporary period not in excess of 01 August 2021 (as per APP/18/00423) shall apply to the siting and use of these units as described in the application submission
- removal of the units and reinstatement of land shall take place at the end of the temporary period granted
- within this temporary time period a permanent built solution for the temporary office use shall be prepared for formal planning consideration in the future (i.e. no further temporary permission should be issued)
- the portable cabins shall be painted or finished in olive green or light grey unless otherwise agreed
- only uses within Class B1(a) of the Town and Country Planning (Use Classes Order 1987 (as amended) shall occupy the temporary units
- tree retention and protection measures shall remain during the occupation period



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Given the application sites setting, the proposal is not considered to be unduly prominent to be detrimental to the character or the appearance of the Area of Outstanding Natural Beauty (AONB) in terms of character or in relation to wildlife.

Should you require any further clarification with regards to this recommendation please contact the CHC Planning Office.

Yours Sincerely,

A handwritten signature in black ink, reading 'D Rothery' in a cursive style.

David Rothery
Principle Planning Officer
Chichester Harbour Conservancy AONB Unit