



Havant
BOROUGH COUNCIL

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Our Ref: APP/18/00287
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29 November 2018

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

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 & 10 for Phase 1, units 1-4 (14.09.18).

This decision relates to your request to discharge conditions which was valid from 14/09/2018.

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 following conditions are part discharged:

Condition 7:

Notwithstanding details provided in the amended Drainage Impact Assessment and Drainage Strategy V2, no above ground construction shall commence until plans and particulars specifying the layout, depth and capacity of all foul and surface water drains and sewers proposed to serve the same, details of any other proposed ancillary drainage works/plant (e.g. pumping stations) and measures which will be undertaken to protect the public sewers have been submitted to and approved in writing by the Local Planning Authority. Unless agreed otherwise in writing by the Local Planning Authority, the development hereby permitted shall not be brought into use prior to the completion of the implementation of all such drainage provision in full accordance with such plans and particulars as are thus approved by the Authority.

Reason: To safeguard the amenities of the locality and ensure that all such drainage provision is constructed to an appropriate standard and quality and having due regard to policies and proposals CS16 and DM10 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

Details submitted:

PTA Planning Condition Approval document
Dwg. no. 9100 Rev H - Drainage General Arrangement Layout

Condition 8:

No above ground development shall commence until details relating to the following have been submitted

to and agreed by the Local Planning Authority:

- i. evidence that the correct level of water treatment has been provided in accordance with the Ciria Suds manual C753
- ii. More detailed calculations to demonstrate that the proposals are sufficient
- iii. Further information relating to exceedance routing which should demonstrate how water flows around the site if storms exceeding design criteria or blockages occur.

Reason: To safeguard the amenities of the locality and ensure that all such drainage provision is constructed to an appropriate standard and quality and having due regard to policies and proposals CS16 and DM10 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

Details submitted:

PTA Planning Condition Approval document

The details submitted in respect of the above conditions are approved in so far as they relate to PHASE 1 (units 1-4) of Planning Permission APP/18/00287. Full discharge of Conditions 7 and 8 will require the submission and approval of details in respect of Phase 2 of the development.

- (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
Head of Planning (East Hampshire and Havant)
Date: 29 November 2018