



Havant
BOROUGH COUNCIL

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Mr J Bloomfield
85 Havant Road
Hayling Island
PO11 0PT

For: Mr R Laly

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

Application Number: APP/18/00648

Site Address: The White House, 2 Langstone Road, Havant, PO9 1RE

Proposal: Variation of Condition 2 of APP/17/00351 to substitute plans with increased lobby fascia height relative to existing garage and inclusion of chimney flue.

Further to your application received on 27 June 2018, which was valid from 02 July 2018, Havant Borough Council, as Local Planning Authority, **Grants Planning Permission** for the above proposal in accordance with the submitted plans and particulars as detailed below.

This permission is subject to compliance with:

- (i) The plans and other documents submitted with regard to your application; and
- (ii) The following conditions:

Conditions:

- 1 The development hereby permitted shall be carried out in accordance with the following approved plans:
Site Plan Drawing No 005 Rev A
Proposed Plans Drawing No 011 Revision C
Proposed Extension & Alterations Elevations Drawing No 012 Revision E
Reason: - To ensure provision of a satisfactory development.
- 2 The development hereby approved shall be completed in accordance with the materials schedule set on approved Drawing No. 012 Rev E and shall thereafter be retained in accordance with this materials schedule including the opaque and non-reflective glazing to the balustrade.
Reason: To ensure the appearance of the development is satisfactory, in the interests of the amenities of neighbouring properties and having due regard to policies CS11 and CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

- 3 Notwithstanding the details of hedging shown on Drawing No. 011 Revision C, within 3 months of the date of this permission, the area indicated on that plan for proposed new hedging shall be planted with staggered planted Portuguese Laurel at 0.5m centres and a minimum height of 1.8m when planted. Any plants provided in accordance with this condition which are removed, uprooted, die, or become severely damaged or become seriously diseased within 5 years of planting shall be replaced within the next planting season by plants of the same size and species to those originally required to be planted. The hedge shall be maintained at a minimum height of 2m.
Reason: To ensure the appearance of the development is satisfactory and having due regard to policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.
- 4 There shall be no access to the existing first floor roof beyond the hereby approved roof terrace, except for maintenance and emergency use only. This excluded roof area shall not be used for sitting out or domestic use at any time.
Reason: To protect the amenity of neighbouring residents and having due regard to policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and 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) 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 Development Control Service at the Plaza or by telephoning 023 9244 6015.

(1) 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

Simon Jenkins

Simon Jenkins
Head of Planning (East Hampshire and Havant)

22 October 2018