

Supplementary Planning Information

**HAVANT BOROUGH COUNCIL
DEVELOPMENT MANAGEMENT COMMITTEE
18 October 2018**

I am now able to enclose, for consideration by the Development Management Committee on 18 October 2018, the following supplementary planning information that was unavailable when the agenda was printed.

Agenda No	Item
------------------	-------------

4	Site Viewing Working Party Minutes	1 - 2
----------	---	--------------

To receive the minutes of the Site Viewing Working Party held on 11 October 2018

9(3)	APP/18/00449 - Aura House, New Road, Havant, PO9 1DE	3 - 4
-------------	---	--------------

Proposal: 2-storey extension to existing property to create additional separate individual office space.

Associated Documents - <https://tinyurl.com/y82645gz>

This page is intentionally left blank

HAVANT BOROUGH COUNCIL

At a meeting of the Site Viewing Working Party held on 11 October 2018

Present

Councillor: Buckley (Chairman)

Councillors: Keast, Lowe and Patrick

Other Councillor(s): Pike
Councillors

Officers: Nicholas Rogers, Democratic Services Officer
Steve Weaver, Development Manager
Tina Pickup, Planner (Item 68)
Maria Stewart, Arboricultural Officer (Item 69)

65 Apologies

Apologies for absence were received from Councillors Satchwell and Lloyd.

66 Minutes

The minutes of the meeting of the Site Viewing Working Party held on 30 August 2018 were agreed as a correct record.

67 Declarations of Interests

There were no declarations of interest relating to matters on the agenda.

68 APP/18/00706 - 39 West Street, Havant, PO9 1LA

Proposal: Change of use from a former bank (Class A2) to a hot food takeaway (Class A5); installation of extraction / ventilation equipment and other minor external alterations.

The site was viewed as a request had been given by Ward Councillors that this application be determined by the Development Management Committee.

The Working Party received a written report by the Head of Planning, which identified the following key considerations:

- i) Principle of development and policy context;
- ii) Impact on residential amenity;
- iii) Highways and parking considerations;
- iv) Impact on Healthy Lifestyles;
- v) Refuse and litter;

vi) Visual impact; and

vii) Flood Risk.

The Working Party viewed the site, the subject of the application, to assess whether there were any additional matters that should be considered by the Development Management Committee.

RESOLVED that, based on the site inspection and information available at the time, the following additional information be provided to the Development Management Committee:

- a) A schedule of opening and closing times for McDonalds, Burger King and the Parchment Makers public house situated nearby; and
- b) A schedule of opening and closing times for the other businesses that access the rear car parking yard.

69 APP/18/00736 - Trees r/o 19 The Parchment and 20 South Street, Havant, PO9 1HD

Proposal: Crown raise 1No. Lime (T1) to 8m, subject to TPO 1509 and crown reduce 1No. Beech (T2) by 3m in height and 2m from laterals, subject to TPO 0797.

The site was viewed as the application had been submitted on behalf of a Havant Borough Councillor.

The Working Party received a written report by the Head of Planning, which identified the following key considerations:

- i) Amenity value and condition; and
- ii) The basis for the proposed works.

The Working Party viewed the site, the subject of the application, to assess whether there were any additional matters that should be considered by the Development Management Committee.

RESOLVED that, based on the site inspection and information available at the time, no additional information be provided for the Development Management Committee.

The meeting commenced at 1.40 pm and concluded at 2.20 pm

ADDENDUM

DEVELOPMENT MANAGEMENT COMMITTEE
DATE 18th October 2018

Item 9 (3)

Aura House, New Road, Havant

Updated 16th October 2018

Updates

9 RECOMMENDATION

The conditions recommended in relation to the planning application are amended as follows:

Condition 2: (Approved Plans)

Add to approved plans:

Design and Access Statement & Supporting Documentation Revision B dated 4th October 2018

Condition 7: (Levels)

The floor levels of the proposed extension shall match those of the adjacent part of the building to which it is attached unless otherwise agreed in writing by the Local Planning Authority.

Reason: In the interests of the amenities of the locality and having due regard to policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

Condition 8: (Hardsurfacing Materials)

Any additional areas of hardstanding shall match the existing brick blockwork hardstanding areas in form colour and texture unless otherwise agreed in writing by the Local Planning Authority. The development hereby permitted shall not be brought into use until the implementation of all such hardsurfacing has been completed in full accordance with the above specification or any variation that has been agreed in writing by the Local Planning Authority.

Reason: In the interests of the amenities of the locality and having due regard to policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

This page is intentionally left blank