



Havant
BOROUGH COUNCIL

Public Service Plaza
Civic Centre Road
Havant
Hampshire PO9 2AX

T 023 9247 4174
F 023 9248 0263

www.havant.gov.uk

Mr Whibley
PWP Architects
61 South Street
HAVANT
PO9 1BZ

For: Warner Leisure Hotels
Warner Leisure Hotels

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

Application Number: APP/18/00052

Site Address: Lakeside Holiday Village, Fishery Lane, Hayling Island

Proposal: Alterations to existing guest lodges to extend ground floor external decks and enlarge ground floor windows on inward facing elevations.

Further to your application received on 10 January 2018, which was valid from 24 January 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 must be begun not later than three years beginning with the date of this permission.
Reason: To comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.
- 2 The development hereby permitted shall be carried out in accordance with the following approved plans:
External Elevations Scope of Works Drawing No. 1000 Rev A
Block Layout Plan Drawing No.1101
Site Location Plan Drawing No. 1100 Rev A
Proposed Elevations Block Drawing No. 1303 Rev A
Proposed Floor Plans Drawing No. 1201
Proposed Elevations, Blocks A, B & C Drawing No. 1302
Reason: - To ensure provision of a satisfactory development.

- 3 Notwithstanding the submitted details the cladding boards shall not be painted unless and until details of cladding colour finish to the cladding boards of the guest lodges has been submitted to and approved in writing by the Local Planning Authority. The chalets shall thereafter be painted and maintained in accordance with the approved details unless otherwise agreed in writing by the Local Planning Authority.
Reason: In the interests of the visual amenities of the area close to Chichester Harbour and public footpaths and having due regard to policy CS11, CS12 and CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.
- 4 The development hereby permitted shall not commence unless and until a tree protection plan has been submitted to and approved in writing by the Local Planning Authority to show the protection of trees during the course of the development. The plan shall demonstrate that all trees that are to be retained will be enclosed with temporary protective fencing in accordance with BS:5837:2012 'Trees in relation to design, demolition and construction. Recommendations'. The approved fencing shall be retained throughout the period of construction and no activity prohibited by BS:5837:2012 shall take place within such protective fencing during the construction period.
Reason: To safeguard the continued health and presence of such existing vegetation and protect the amenities of the locality and having due regard to policies CS11 and 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 Planning and Development service at the Plaza or by telephoning 023 9244 6015.
- (4) In accordance with paragraphs 186 and 187 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 sought and were provided with pre-application advice,

Our Ref: APP/18/00052

- You were updated about issues after the initial site visit.
- (5) The application is advised in relation to condition 2 that the submitted colour 'Limestone' is considered to be inappropriate and that a darker more muted finish is likely to be considered acceptable.

Andrew Biltcliffe

Andrew Biltcliffe
Head of Planning

21 March 2018