



Havant
BOROUGH COUNCIL

Public Service Plaza
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Havant
Hampshire PO9 2AX

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www.havant.gov.uk

Mrs L Talbot
37 Keats Close
Waterlooville
PO8 8LA

For: Mr J Browning

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

Application Number: APP/18/00289

Site Address: 37 Keats Close, Waterlooville, PO8 8LA

Proposal: Retention of wooden shed in front garden.

Further to your application received on 16 March 2018 (which was valid from 16 March 2018) Havant Borough Council, as Local Planning Authority, **Grants Planning Permission Retrospectively** 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 external materials used shall be as stated under Section 11 (Materials) of the application form.
Reason: In the interests of the amenities of the area and having due regard to policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.
- 2 This permission shall enure for the benefit of Mr John Browning and shall not enure for the benefit of the land, and the building/structure hereby permitted shall be removed and the land shall be restored to its former condition when Mr John Browning ceases to occupy the land.
Reason: This permission has been granted on the personal circumstances of the applicant and The development is of a type not considered suitable for permanent retention in accordance with policy CS16 of the Havant Borough Core Strategy 2011.

- 3 The development hereby permitted shall be carried out in accordance with the following approved plans:

Location plan
Block plan
Photographs x 6 of shed

Reason: - To ensure provision of a satisfactory development.

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.
- (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:

- Your application was acceptable as submitted and no further assistance was required.

Simon Jenkins

Simon Jenkins

Head of Planning (East Hampshire and Havant)

11 May 2018