



Hampshire
County Council

Town and Country Planning Act 1990

Town and Country Planning General Regulations 1992

To: HCC Property Services
Three Minsters House
76 High Street
Winchester
Hampshire
SO23 8UL

Application No: **APP/17/00735**

HCC Ref: HVR002

For: Hampshire County Council

Date of Application: 29 June 2017

Hampshire County Council, as Local Planning Authority, **grants permission** for the following development in respect of the plans and particulars and subject to the attached schedule of 7 conditions:

Development: **Conversion of coach house and stable block to create visitor and volunteer facilities and construction of new visitors car park on former Beacon Nursery site and associated works**

Site address: **Sir George Staunton Country Park, Middle Park Way, Havant PO9 5HB (Planning Application)**

Reason for Approval

It is considered that the proposal would be in accordance with the National Planning Policy Framework and Havant Borough Core Strategy (2011) and would not materially harm the character of the area or the amenity of local residents and would be acceptable in terms of highway safety and convenience.

Conditions

Time Limits

1. The development hereby permitted shall be begun before the expiration of three years from the date on which this planning permission was granted.

Reason: To comply with Section 91 (as amended) of the Town and Country Planning Act 1990.

All enquiries should be referred to the Economy, Transport & Environment

Department, The Castle, Winchester, SO23 8UD

Tel: (01962) 846746 Fax: (01962) 847055

**Director of Economy, Transport
& Environment**
8 June 2018

Town and Country Planning Act 1990
Town and Country Planning General Regulations 1992

Application No: **APP/17/00735**

Continued

Materials

2. Prior to the commencement of the development, samples and/or details of the materials and finishes to be used for the external walls and roofs of the buildings shall be submitted to and approved by the Local Planning Authority. The development shall be implemented in accordance with the approved details.

Reason: In the interests of visual amenity and to secure a high quality development and in accordance with Policies CS11 and CS16 of the Havant Borough Core Strategy (2011). This information is required to be approved prior to development commencing in order to ensure the proposed materials are acceptable in planning terms.

Nature Conservation

3. The measures as detailed in 5.4 and 5.5 of the Ecology Survey Report (RPS, February 2018) shall be implemented in full. Thereafter, the compensation measures shall be permanently maintained and retained in accordance with the approved details, unless otherwise approved in writing by the Planning Authority or as amended by a European Protected Species Licence.

Reason: To ensure the favourable conservation status of bats in accordance with Policy CS11 of the Havant Local Plan and the Conservation of Habitats and Species Regulations 2017.

Highways

4. The use authorised by this permission shall not begin until the works shown on the drawings hereby approved (drawing numbers 4769-GA-001 Rev B and 4769-SK-008 Rev P01) have been completed in accordance with those drawings and have been certified in writing as complete by or on behalf of the local planning authority.

Reason: In the interests of highway safety in accordance with Policies DM11 and DM14 of the Havant Borough Core Strategy (2011).

Town and Country Planning Act 1990

Town and Country Planning General Regulations 1992

Application No: **APP/17/00735**

Continued

Archaeology

5. No development shall take place within the area of the new visitor car park at the Beacon Nursery as shown on drawing no. 1.7 Revision B (Proposed Site Plan) unless and until the applicant has secured the implementation of a programme of archaeological monitoring during the topsoil stripping and ground reduction phases of pre-construction ground works in accordance with a Written Scheme of Investigation (WSI) that has been submitted to and approved in writing by the Local Planning Authority.

Reason: To ensure the protection and recording of archaeological assets in accordance with Policy CS11 and CS16 of the Havant Borough Core Strategy (2011).

Landscaping

6. The development hereby permitted shall be carried out in accordance with the Arboricultural Impact Assessment and Method Statement (revised March 2018), Tree Works Schedule (dated 20 April 2018), Vegetation Clearance and Restoration Method Statement (dated 19th January 2018) and 570-600 Planting Plan Schedules (dated 27 April 2018).

Reason: In the interests of biodiversity, landscape character and visual amenity in accordance with Policy DM8 of the Havant Borough Core Strategy (2011).



Town and Country Planning Act 1990

Town and Country Planning General Regulations 1992

Application No: **APP/17/00735**

Continued

Plans

7. The development hereby permitted shall be carried out in accordance with the following approved plans: **1.5, 1.6, 2.1, 2.2.2, 2.2.3, 2.2.4, 2.2.5, 2.3.1, 2.3.2, 2.3.3, 2.3.4, 2.3.5, 2.3.6, 2.3.7, 2.3.8, 2.3.9, 2.4.3, 5.1, 6.3.2, 6.3.5, 6.4.1, 6.4.2, 6.4.3, 6.3.4, 5.4.1, 6.3.1, 6.1.2, 6.1.1, 5.3.2, 5.3.1, 3.2.3, 2.4.6, 3.1, 3.2.2, 2.4.7, 3.4.2, 6.3.3, 9.3.5, 9.3.4, 9.3.3, 9.3.2, 9.3.1, 9.1, 8.4.1, 8.3.2, 8.3.1, 8.1, 7.3.2, 7.3.1, 7.1, 9.4.1, 11.1, 9.4.2, 10.4.1, 10.1, 10.3.1, 2963-500 Rev P1, 2963-505 Rev P1, 2963-504 Rev P1, 2963-503 Rev P1, 2963-502 Rev P1, 2963-510 Rev P1, 1.7RevB, P11360 1.8RevA, 2.2.1RevA, 2.4.1RevA, 2.4.2RevA, 2.4.4RevA, 2.4.5RevA, 3.4.1RevA, 7.4.1RevA, 7.4.2RevA, 570-110RevE, 570-111RevC, 570-112RevE, 570-113RevC, 570-114RevB, 570-115RevF, 570-121RevC, 570-122RevC, 570-123RevC, 570-359, 570-360, 4769-GA-001RevB, 4769-RP-001RevB, 5701-01RevA, 570-02RevE, 570-03RevE, 570-04RevE, 570-421RevA, 570-402RevA, 570-401RevA, 570-400RevA, 570-403RevA, 570-404RevA, 570-405RevA, 570-406RevA, 570-407RevA, 570-420RevA, 570-409RevA, 570-408RevA, 570-410RevA, 570-410RevA, 570-416RevA, 570-415RevA, 570-411RevA, 570-414RevA, 570-412RevA, 570-413RevA, 570-443RevA, 570-424RevA, 570-423RevA, 570-422RevA, 570-426RevA, 570-427RevA, 570-437RevA, 570-436RevA, 570-435RevA, 570-429RevA, 570-432RevA, 570-431RevA, 570-430RevA, 570-441RevA, 570-440RevA, 570-439RevA, 4769-SK-008RevP01, 570-447RevA, 570-444RevA, 570-445RevA, 570-446RevA, 570-450RevA, 570-451RevA, 570-452RevA, 570-453RevA, 570-454RevA**

Reason: For the avoidance of doubt and in the interests of proper planning.

Notes to Applicant

1. The preparation of a Construction Traffic Management Plan to be submitted and approved by the Local Highway Authority, including lorry routes, parking and turning provision to be made on site and measures to prevent mud from being deposited on the highway is advised in order to ensure the safety of school children and the general public.

Town and Country Planning Act 1990

Town and Country Planning General Regulations 1992

Application No: **APP/17/00735**

Continued

2. In determining this planning application, the Local Planning Authority has worked with the applicant in a positive and proactive manner in accordance with the requirement in the National Planning Policy Framework (2012), as set out in the Town and Country Planning (Development Management Procedure) (England) Order 2015.
3. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, orders or Regulations made under such acts.