



Havant
BOROUGH COUNCIL

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Mr Tutton
Robert Tutton Town Planning Consultants Ltd
23 Romsey Avenue
Fareham
PO16 9TR

For: Ms Savage

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

Application Number: APP/18/00472

Site Address: 38 Western Road, Havant, PO9 1NJ

Proposal: Removal of condition 6 of planning permission 88/51778 which required land to be retained for parking, loading and unloading of vehicles in connection with the 3 bed unit (No 38).

Further to your application received on 04 May 2018, which was valid from 08 May 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 window marked 'x' on Drawing number 2378/1 Rev B dated July 1988 shall at all times be and remain glazed entirely with obscure glass, the particular type of which glass shall provide a degree of obscuration no less obscure than that which is provided by Pilkington's Texture Glass Obscuration Level 4; and consist of at least two lights divided horizontally with only the top light capable of being opened.
Reason: In the interests of the amenities of the occupiers of nearby properties and having due regard to policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework 2012.
- 2 Notwithstanding the provisions of any Town and Country Planning General Permitted Development Order, no enlargement or extension permitted by Part 1 Class A of the 2015 Order (as amended) to either 38 or 38a shall be constructed within the curtilage of the site without the prior approval of the Local Planning Authority.
Reason: To prevent overdevelopment and maintain control of development on this subdivided site, in the interests of residential amenity and having due regard to policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

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- 3 The external car parking and servicing arrangements shown hatched on Drawing number 2378/1 Rev B dated July 1988 shall be retained, maintained and kept available for the parking of vehicles at all times.
Reason: In the interests of highway safety and having due regard to policy DM13 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 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)

03 July 2018