

**HAVANT BOROUGH COUNCIL**

**Town & Country Planning Act 1990**

**Consultation on Planning Application**

***MEMORANDUM***

|                              |                                                                                          |                  |                            |
|------------------------------|------------------------------------------------------------------------------------------|------------------|----------------------------|
| <b>From:</b>                 | <b>Environmental Health</b>                                                              | <b>To:</b>       | <b>Development Control</b> |
| <b>Our Ref:</b>              | CONS/17/00997                                                                            | <b>Your Ref:</b> | APP/17/00320               |
| <b>EH Case Officer Extn:</b> | 44 6666                                                                                  | <b>Date:</b>     | 16 May 2017                |
| <b>DC Case Officer:</b>      | Daphney Haywood                                                                          |                  |                            |
| <b>DC Case Officer Extn:</b> | 44 6513                                                                                  |                  |                            |
| <b>Application Number:</b>   | APP/17/00320                                                                             |                  |                            |
| <b>Site Address:</b>         | 70 Havant Road, Hayling Island, PO110LH                                                  |                  |                            |
| <b>Proposed Development:</b> | Erection of 3No. 4 bed detached houses with associated garages.<br>(Revised application) |                  |                            |

**I attach a copy of the above application that has been received under the Town and Country Planning Acts.**  
**Any views you should wish to make should be returned to me no later than 11/05/2017.**

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**Observations / Comments:**

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I refer to the above application under the Town & Country Planning Acts passed to this Service for comment.

I have perused the documentation provided by the applicant and have no objection in principle to the development.

I would also ask that the following conditions and informatives be added to any approval that may be granted.

**Condition 1:**

The applicant to confirm that the acoustic mitigation measures to be employed with regard to the building envelope, including fenestration and ventilation, will meet BS8223:2014 standards as recommended for indoor ambient noise levels for dwellings, especially in relation to living rooms and bedrooms i.e during the day (07:00 to 23:00) 35 dB L Aeq,16 hour and at night (23:00 to 07:00) 30 dB L Aeq,8 hour for bedrooms.

**Reason:** To ensure the residential amenity of the property is not impacted upon by any external noise levels, especially traffic noise.

Furthermore based on the close proximity of neighbouring residential properties, that the following informatives also be included.

Informative regarding Hours of Work:

You are hereby advised to ensure that no works or ancillary operations associated with any demolition, excavation, clearance and construction works at the development, which are audible at the site boundary, shall take place on any Sunday or Bank / Public Holiday, nor on any other day except between the following times: Monday to Friday: 8.00 – 18.00 and Saturday: 8:00 – 13.00.

This is in order to protect the occupants of nearby residential properties from noise and vibration nuisance

Informative regarding Bonfires:

You are hereby requested to ensure that no bonfires take place on this site, during any phase of the operation i.e. demolition, excavation, clearance and construction works. If you feel you have a legitimate reason for a bonfire, it is recommended you enquire with the Environmental Health Pollution team, at Havant Borough Council, prior to taking this action.

This is in order to protect the occupants of nearby residential properties from smoke pollution.

Informative regarding Dust Control:

You are hereby requested to ensure that the Environmental Health Pollution team, at Havant Borough Council are advised in writing as to what measures are to be put in place for the control of any dust that might emanate from the development site.

This is in order to protect the occupants of nearby residential properties from dust pollution.

Informative regarding light pollution:

You are hereby requested to ensure that any external lighting that may be installed on this site, within the grounds or attached to the building, is so positioned so as not to cause nuisance to neighbouring properties.

This is in order to protect the occupants of nearby residential dwellings from light pollution.

A handwritten signature in black ink, appearing to read 'MR. MOSS', with a large, sweeping loop at the end.

**Mr. Mark Moss**  
Regulatory Officer  
Environmental Health