



Havant
BOROUGH COUNCIL

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Our Ref: APP/14/00975
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13 January 2017

Town and Country Planning (Development Management Procedure) (England) Order 2015
Discharge of Conditions Application

Application Number: APP/14/00975

Site Address: 314-318 London Road, Waterlooville, PO7 7DU

Description: Conversion of part of ground and all of the first and second floors and erection of third floor to provide 15No. flats, comprising 14No. 2 bed flats and 1No. 1 bed flat; and associated external alterations to the building, parking and landscaping. Erection of bin and cycle store. (Approved 22/12/2014).

Request to discharge condition No/s 5 and 6 (21/12/2016).

This decision relates to your request to discharge conditions which was valid from 23/12/2016.

Havant Borough Council as Local Planning Authority hereby APPROVES the submitted application as meeting the information requirements of the following Conditions of Planning Permission APP/14/00975.

The conditions in respect of which information has been submitted are:

Condition 5:

The development hereby approved shall be carried out in full accordance with the Objectives, Results, Summaries and Conclusions of the Acoustic Testing Report by Airtight & Noisecheck Limited dated 14-15th June 2014. Prior to the occupation of the flats hereby approved a further report shall be submitted to and approved in writing by the Local Planning Authority explaining how the Objectives, Results, Summaries and Conclusions of the aforementioned report dated 14-15th June 2014 have been met by the detailed design of the development hereby approved. It shall also include any necessary remedial measures which shall be implemented prior to the occupation of the flats hereby approved

Reason: To ensure that detailed design work is carried out in accordance with the Acoustic Testing Report so that the flats, are adequately sound proofed in the interests of the amenities of the future occupants having due regard to policies DM10 and CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework 2012.

Note: Please see informative below relating to referral to the Council's Environmental Health officer.

Details submitted:

Certification of pre-completion sound insulation testing - ANC - Received 21/12/2016

Condition 6:

a) Any proposal relating to the installation of possible noise creating equipment (i.e. passenger lift unit, refrigeration units, air conditioning plant, mechanical ventilation equipment) shall first be submitted to and approved in writing by the Local Planning Authority prior to any development taking place.

b) Noise resulting from the use of any external plant, machinery or equipment (or any which is audible outside the site) shall not exceed a level of 5dB(A) below the existing lowest background noise level during the time of operation (or 10dB(A) below if there is a particular tonal quality), when measured according to British Standard BS4142-1997.

Reason: To protect the occupants of nearby residential properties and the proposed flats and of other neighbouring premises from noise, vibration and/or odour nuisance, having due regard to policies DM10 and CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework 2012.

Details submitted:

Curti lifts letter - Received 21/12/2016

Sound test report from ANC - Received 21/12/2016

Reasons for approval

The details hereby approved are considered to be in accordance with the relevant adopted policies of the Council, in particular the policies contained within the Havant Borough Local Plan (Core Strategy) 2011.

- (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 6573.
- (2) 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 Development Service at the Public Service Plaza or by telephoning 023 9244 6015.

Andrew Biltcliffe

Andrew Biltcliffe
Head of Planning
Date: 13 January 2017