



Havant
BOROUGH COUNCIL

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Ms Syeda
Savills (UK) Limited
Belvedere
12 Booth Street
Manchester
M2 4AW

For: Ms M Kilshaw
Vets4Pets

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

Application Number: APP/17/01175

Site Address: Unit 6, 1 Selbourne Road, Havant, PO9 1ND

Proposal: Application for the installation of a mezzanine floor to be used for retail and / or a pet care, treatment and grooming facility (sui generis).

Further to your application received on 01 November 2017, which was valid from 06 November 2017, 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 development must be begun not later than three years beginning with the date of this permission.
Reason: To comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.
- 2 The development hereby permitted shall be carried out in accordance with the following approved plans:
Supporting Statement: Dated 31.10.17
Site Location Plan: Reference CC/SAV/SLP received 01.11.2017
Block Plan, Proposed Mezzanine and Ground Floor Plan: Drawing No 5635/10
Revision K
Reason: - To ensure provision of a satisfactory development.
- 3 The development hereby permitted shall be a mutually exclusive alternative to the development granted planning permission under planning permission ref: APP/16/00639 and shall not be carried out in combination with that consent.
Reason: To accord with the terms of this application and to ensure a satisfactory development in the interests of the character and appearance of the area having due

Our Ref: APP/17/01175

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 Planning and Development 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:
 - You were updated about issues after the initial site visit,
 - Your application was acceptable as submitted and no further assistance was required.

Andrew Biltcliffe

Andrew Biltcliffe
Head of Planning

22 December 2017