Site Address:	43 Greywell Road, Havant, PO9 5AH		
Proposal:	Retention of 1No. ATM.		
Application No:	APP/17/00973	Expiry Date:	01/11/2017
Applicant:	Ms Clark Notemachine Uk Ltd		
Agent:		Case Officer:	Karen Wooden
Ward:	Battins		

Recommendation: **GRANT PERMISSION**

1 Site Description

The application site is a retail premises within Greywell Shopping Centre. The three storey building has a retail unit (newsagents) occupying the ground floor, with a residential maisonette above. The ATM, which was installed in June 2017 sits within the existing shop frontage and is commensurate with the retail frontage of the surrounding parade of shops.

2 Planning History

APP/11/01050 - Replacement shop front, UNK,
APP/17/00974 - Display of 1No. internally illuminated ATM fascia sign., DEL,

3 Proposal

Retention of 1No. ATM.

4 Policy Considerations

National Planning Policy Framework
Havant Borough Council Borough Design Guide SPD December 2011
Havant Borough Council Parking SPD July 2016

Havant Borough Local Plan (Core Strategy) March 2011

CS16	(High Quality Design)
CS4	()

Havant Borough Local Plan (Allocations) July 2014

DM21	(Shopfronts, Signs, Security Shutters and Advertisements)
AL3	(Town, District and Local Centres)

Listed Building Grade: Not applicable.
Conservation Area: Not applicable.

5 Statutory and Non Statutory Consultations

Crime Prevention -Minor Apps

ATM.
To provide for the security of the ATM itself I recommend:
1. The ATM should be secured to the floor slab using a recognised fixing system, as outlined within the ATM Security Working Group Best Practice Guidance, there is no information relating to this in the documentation provided
2. The installation of a monitored alarm system with appropriate sensors to detect early signs of an attack to premises and to the ATM

From the plans supplied it appears that replenishment will take place from within the shop. To provide for the safety of those replenishing the ATM and those within the shop should it be open when replenishment occurs, I recommend:
1. The replenishment procedures outlined with the ATM Security Working Group Best Practice Guidance are followed.
2. The installation of CCTV cameras to provide images of the rear of the ATM.
3. The installation of a monitored

6 Community Involvement

This application was publicised in accordance with the Council's Code of Practice for Publicity of Planning Applications approved at minute 207/6/92 (as amended), as a result of which the following publicity was undertaken:

Number of neighbour notification letters sent: 7

Number of site notices: At least one site notice exists - check the number.

Statutory advertisement: Not applicable.

Number of representations received: 0

7 Planning Considerations

7.1 Having regard to the relevant policies of the development plan it is considered that the main issues arising from this application are:

(i) Principle of development
(ii) Impact upon the character
(iii) Implications for proposal of Crime and Disorder Act 1998
(iii) Impact upon residential amenity

(i) Principle of development

The application site is situated within an urban area where further development is considered acceptable subject to the usual development control criteria. There are no other ATM's within close vicinity to the unit the subject of this application, with the closest being found in excess of 130m to the south. The principle of the facility is considered appropriate to a shopping precinct and accords with policies CS4 and DM21 of the Local Plan (Allocations) 2014.

(ii) Impact upon the character of the area

The use along Greywell Shopping Centre is mixed between retail and food and there is no dominant pattern or style of development and the sizes of each store varies significantly.

The retrospective ATM sits discreetly within the existing shop front.

The context, scale and nature of the development is therefore in keeping with the retail function and appearance of the Local Centre. The development would therefore accord with the relevant criteria of policy CS16 of the Havant Borough Core Strategy and policy DM21 of the Local Plan (Allocations) 2014.

(iii) Implications for proposal of Crime and Disorder Act 1998

The assessment of this application is influenced by Section 17 of the Crime and Disorder Act 1998, which states: "*Without prejudice to any other obligation imposed on it, it shall be the duty of each authority to which this section applies to exercise its various functions with due regard to the likely effect of the exercise of those functions on, and the need to do all that it reasonably can to prevent, crime and disorder in its area.*"

Following a consultation with the police over the safety of the ATM and the customers using it, the response set out in Section 5 above sets out a number of recommendations. It is not considered reasonable or practical in planning terms to condition the internal security arrangements relating to the facility, although the advice of the Crime Prevention Design Advisor in these respects can be reported to the applicants by way of informative.

With regard to the security of the ATM itself the submitted Design and Access Statement states the following:

- Notemachine have developed a security plinth and methods of anchoring our ATMs in place through concrete and also through Timber floors by forming a sandwich with the joist to prevent removal.

- Notemachine have also developed additional security with secondary locking of the safe door with a tell-tale visual deterrent planted on to the safe door. This also acts as an anti-grind plate above the lock, this rectangular red triangle, this immediately identifies the machine as having increased security and acts as a deterrent to active criminals.

- All of our ATMs are alarmed

- Site have a 10 camera CCTV system with digital recording

An informative is recommended that requests the installation of a panic button for use by those replenishing the ATM, and to ensure the replenishment procedures outlined with the ATM Security Working Group Best Practice Guidance are followed.

(iii) Impact upon residential amenity

The shop unit is located within a parade of shops, with varying uses and varying opening hours. It is not considered that the ATM would cause any additional impact on the residents of the surrounding properties in terms of noise.

The ATM is to include illuminated lettering with the surround being lit with LED halo illumination. On ground floor level the surrounding properties are those typically found within a shopping centre. Although the area does include residential properties to the first and second floors, canopy style roofing between the ground floor units and the accommodation above will mitigate any impact that the illumination have caused.

8 Conclusion

The retrospective ATM is appropriate to the retail function of the site and surrounding area and would not result in unacceptable harm to the character of the area, neighbour amenity or highway safety. Due consideration has been given to the implications of the Crime and Disorder Act 1998 for this type of development and relevant and justifiable conditions/informatives can be proposed. It is therefore recommended that retrospective planning permission be granted.

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9 RECOMMENDATION:

That the Head of Planning be authorised to **GRANT PERMISSION** for application APP/17/00973 subject to the following 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:

Block plan – received 06.09.17
Location plan – received 06.09.17
Pre-existing plan and elevations – received 06.09.17
Typical fascia elevations – received 06.09.17
Design and Access Statement – received 06.09.17

Reason: - To ensure provision of a satisfactory development.