



Havant
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Our Ref: APP/16/00492
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Ask For: Mr S Kennedy
Email: planning.development@havant.gov.uk
26 May 2017

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

Application Number: APP/16/00492

Site Address: Land adjacent to Riders Junior and Infant School, Kingsclere Avenue, Havant, PO9 4RY

Description: Residential development of 25No. 2 to 2.5 storey 3 bed houses, 5No. 3 storey 4 bed houses and 8No. 2 bed apartments (Approved 17.02.17). Request to Discharge Condition No. 6 (26.04.17). Request to Discharge Condition No. 9 & 10 (26.04.17). Request to Discharge Condition Nos. 2, 4, 5 & 7 (04.05.2017).

This decision relates to your request to discharge conditions which was valid from 04/05/2017.

Havant Borough Council as Local Planning Authority hereby PART APPROVES the submitted application as partially meeting the information requirements of the following Conditions of Planning Permission APP/16/00492.

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

The following conditions are part discharged:

Condition 6:

Prior to the commencement of development approved by this planning permission, the 'contamination discovery strategy' proposed within Ridge Ground Condition Assessment (Ref: 151240-815-01 v1 Aug 2015) shall be submitted to and approved by the Local Planning Authority. The strategy shall outline;

- i. Precautionary risk mitigation measures to be adopted during groundworks,
- ii. Procedures for identification & assessment of contamination-impacted soils, and the management of materials undergoing testing &/or treatment; and
- iii. Provisions for reporting assessment activity, notifying the Local Planning Authority of any relevant discoveries, agreeing remedial actions & standards, and evidencing works undertaken.

Prior to the occupation of any relevant part of the permitted development, EITHER of the following shall be submitted to the Local Planning Authority;

- A) A statement confirming that no suspected contamination was identified during development, OR;
- B) Documentation in accordance with (iii) above; demonstrating that remediation / risk mitigation objectives have been met.

Reason: Having due regard to policy DM10 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework; to ensure that risks to site workers, neighbours, and future occupants of the site are minimised.

Details submitted:

Letter from Feltham Construction; Ground Condition Assessment; Soil Waste Classification; Asbestos Delineation and Remediation Strategy.

Note to applicant: Please be aware that based on the currently provided information it will be necessary to provide an application to discharge condition 6 part B prior to occupation of the dwellings.

- (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: 26 May 2017