

Consultee Comments for Planning Application APP/24/00017

Application Summary

Application Number: APP/24/00017

Address: Laburnums, St Peters Road, Hayling Island, PO11 0RT

Proposal: Change of use to allow the keeping of horses and erection of a stable block.

Case Officer: Joseph Toole

Consultee Details

Name: Consultee Planning Policy

Address: Public Service Plaza, Civic Centre Road, Havant PO9 2AX

Email: Not Available

On Behalf Of: Planning Policy

Comments

The land in question lies at the southern end of the developed residential area of St Peter's Road on Hayling Island, with Laburnums being the final property in that stretch.

The Local Plan contains no policies specifically concerning the proposed stables use. However, Local Plan policy AL2 defines the urban areas in the borough and specifically clarifies that land on Hayling which falls outside of these areas, as is the case with the proposal site, is considered 'non-urban' rather than undeveloped gap. Paragraph 2.10 of the supporting text goes on to say that proposals for development in the non-urban areas need to be considered on the basis of the local plan policies and also the NPPF policies on rural areas. Stables are considered an appropriate use in rural areas in principle. There is no policy objection in principle to the proposal.