

PLANNING POLICY CONSULTATION RESPONSE

Application No:	APP/24/00776
Site Address:	Unit 3 6 Park Way, Havant, PO9 1HH
Development:	Use of Unit 3 as a 24-hour gym, installation of mezzanine and external works including rear external condensers, louvers and doors and amendment to front doors.
Case Officer:	Selina Donophy
Comments by:	Beth Crowther
Date of Comments:	22/11/2024

Policy Status

The [Local Plan \(Core Strategy\)](#) and the [Local Plan \(Allocations\)](#), together with the Hampshire Minerals and Waste Plan, provide the development plan for Havant Borough.

The following policies are of particular relevance to this proposal:

CS1 – Health and Wellbeing
CS4 – Town, District and Local Centres
CS6 – Regeneration of the Borough
CS16 – High Quality Design
DM5 - Control of Class A3, A4 and A5 Food, Drink and Entertainment Uses
DM10 – Pollution
DM14 – Car and Cycle Parking on Development (excluding residential)
AL3 – Town, District and Local Centres

The proposal seeks to occupy an existing vacant retail unit. The site falls within Havant Town Centre as defined in Policy CS4 and Regeneration of the Borough under Policy CS6. The site is also a defined Primary Frontage under Policy AL3. Policy AL3 aims to retain retail frontages (previously known as A1 uses), however as the previous and proposed use now fall under Class E, the proposed Class E use is considered acceptable in policy terms. Criterion 6 of the Health and Wellbeing Policy CS1 supports the provision of leisure facilities for local provision. Noise and amenity impacts to surrounding occupiers of nearby properties should be considered under Policies DM5 and DM10 with particular regard to the proposed 24 hour opening times. The proposed increase of floorspace and changed use of the building should be assessed against DM14 and the Council's Parking SPD to avoid parking impacts on the surrounding roads.

Conclusion

The principle of the proposed Class E use is considered acceptable in policy terms.