Consultee Comments for Planning Application APP/24/00942

Application Summary

Application Number: APP/24/00942
Address: 286-288 London Road, Waterlooville, PO7 7DS
Proposal: Application for the conversion of 1 flat to form 2 flats (net increase of 1)
Case Officer: Tina Pickup

Consultee Details

Name: Consultee JH COMMUNITY INFRASTRUCTURE TEAM
Address: Public Service Plaza, Civic Centre Road, Havant PO9 2AX
Email: Not Available
On Behalf Of: Community Infrastructure

Comments

The application is not CIL liable because it is a sub-division of the existing residential floor area.

Pending a response from Natural England on the HRA, instructions should be passed by the Case Officer to the CI Team to:

(a) Issue the Solent Recreation Mitigation Strategy Unilateral Undertaking, based on the number of additional dwellings and their respective number of bedrooms. See Unilateral Undertaking - Solent Recreation Mitigation Strategy | Havant Borough Council

b) Issue the Nutrient Neutrality Unilateral Undertaking. See https://www.havant.gov.uk/nitrogen-developers

Biodiversity Net Gain
In England, biodiversity net gain (BNG) is now mandatory under Schedule 7A of the Town and Country Planning Act 1990 (as inserted by Schedule 14 of the Environment Act 2021). Developers must deliver a biodiversity net gain of 10%. This means a development will result in more, or better quality, natural habitat than there was before development. More information is available: https://www.gov.uk/guidance/meet-biodiversity-net-gain-requirements-steps-for-developers
There are some exemptions and if an exemption is claimed this must form part of the planning application submission.