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BOROUGH COUNCIL

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Our Ref: APP/13/00255
Direct Line: (023)9244 6513
Ask For: Mrs D Haywood
Email: planning.development@havant.gov.uk
30 April 2013

**Town and Country Planning (Development Management Procedure) (England) Order
2010
Discharge of Conditions Application**

Application Number: APP/13/00255

Site Address: Raebarn House, Hulbert Road, Waterlooville

Proposal: Discharge of Condition No. 2, 3, 4, 6, 7, and 9 of Planning Permission
APP/12/00100.

This decision relates to your application received on 14 March 2013 which was valid from 20/03/2013, and in particular the plans and other documents submitted with your application.

Havant Borough Council as Local Planning Authority hereby APPROVES the submitted application as meeting the information requirements of the following Conditions of Planning Permission APP/12/00100.

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

- 2 No development hereby permitted nor any related site clearance shall commence until a plan and particulars specifying the provision to be made within the site and/or on other land nearby for the parking (throughout the clearance and construction period) of construction vehicles and of other vehicles delivering/removing materials and other items to/from the development site have been submitted to and approved in writing by the Local Planning Authority. Thereafter, throughout such site clearance and implementation of the development hereby permitted, all such temporary parking provision shall be provided and used only as such.
Reason: To safeguard the amenities of the locality and having due regard to policies CS16, and DM10 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework.

Details submitted:

Contractors compound drawing no CFA/FULL/012 datd 01/12/11

The submitted details are considered to be acceptable and safeguards the amenity of the area and adjoining residents

- 3 No development hereby permitted nor any related site clearance shall commence until plans and particulars specifying the provision to be made for a material storage compound within the site have been submitted to and approved in writing by the

Local Planning Authority. The approved compound shall be available prior to the commencement of any building works and throughout the contract period and no materials shall be stored anywhere else on the site.

Reason: To safeguard the amenities of the locality and having due regard to policies CS16, and DM10 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework.

Details submitted:

Contractors compound drawing no CFA/FULL/012 datd 01/12/11

The submitted details are considered to be acceptable and safeguards the amenity of the area and adjoining residents

- 4 No development hereby permitted shall commence until a specification of the provision to be made for the storage and disposal of refuse following the commencement of the use hereby permitted has been submitted to and approved in writing by the Local Planning Authority. The use hereby permitted shall not commence until the implementation of such provision for refuse has been completed in full accordance with such an approved specification.

Reason: To safeguard the amenities of the locality and having due regard to policies CS16, and DM10 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework.

Details submitted:

Refuse store drawing no. CFA/FULL/011 Rev A dated 06/03/12

The submitted details are considered to be acceptable and safeguards the amenity of the area and adjoining residents

- 6 The development hereby permitted shall not be brought into use until measures, including insulation to the lift shaft, secondary glazing and ventilations systems to mitigate noise and air pollution impacts have been provided in accordance with details to be submitted to and approved in writing by the Local Planing Authority. The measures shall be permanently maintained unless otherwise agreed in writing by the Local planning authority.

Reason: In the interests of the amenities of the occupants of future occupants and having due regard to policy CS16, and DM10 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework.

Details submitted:

Fusion HRV2HT whole house ventilation with heat recovery. Gypwall Quite accoustic separating wall system

The submitted details are considered to be acceptable and safeguards the amenity of the area and adjoining residents

- 7 The development hereby permitted shall not be brought into use until details of signs to mark the parking spaces and their intended occupiers have been submitted to and approved in writing by the Local Planning Authority. The signs shall be permanently maintained in accordance with the approved details unless agreed in writing by the Local Planning Authority.

Reason: In the interests of highway safety and having due regard to policies CS16, DM13 and DM14 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework, and Planning Policy Guidance 13.

Details submitted:

Parking plan drawing no FULL/PO11 dated 06/03/12

The submitted details are considered to be acceptable and safeguards the amenity of the area and adjoining residents

- 9 The development hereby approved shall not be brought into use until the buildings, structure and plant have been insulated against the emission of noise in accordance with a scheme submitted to and approved by the Local Planning Authority. Such noise insulation shall be thereafter maintained and operated in accordance with the agreed scheme. Any new plant installed subsequent to the approval shall not increase background levels of noise as measured at the boundaries of the site without the approval of the Local Planning Authority in writing.

Reason: To ensure that the buildings, structures and plant are adequately sound proofed in the interests of the amenities of the occupants of nearby premises and having due regard to policy DM10 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and National Planning Policy Framework, March 2012.

Details submitted:

Fusion HRV2HT whole house ventilation with heat recovery. Gypwall Quite acoustic separating wall system

The submitted details are considered to be acceptable and safeguards residential amenity.

Reasons for approval

The details hereby approved are considered to be in accordance with the relevant adopted policies of the Council, in particular the policies contained within the Havant Borough Local Plan (Core Strategy) 2011.

- (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.



Mr Chris Murray
Service Manager (Planning Development)
Date: 13 May 2013