Mr Mike Hay
Hay Associates Ltd
4100 Park Approach
Thorpe Park
LS15 8GB

Our Ref: APP/18/00450
Direct Line: (023) 02392 446263
Ask For: Mr L Oliver
Email:planning.development@havant.gov.uk
24 March 2022

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

Application Number: APP/18/00450
Site Address: Land at Forty Acres Farm, Havant Road, Havant
Description: Erection of 320 dwellings (including a 30% provision of affordable homes), 66 bed care home, provision of public open space, habitat mitigation zone, allotments, closure of existing access and creation of 2 new access points and associated infrastructure following demolition of existing buildings (approved 17.1.2020). Request to discharge condition nos 3, 4, 5, 6, 7, 8, 10, 11, 15, 16, 21 and 23 (Recd 23.1.2020). Request to discharge condition No. 29 (received 3.9.2020). Request to discharge condition No/s 12, 14, 25 and 28 (received 16.06.2021). Request to discharge condition No. 18 (received 05/07/2021).Request to discharge condition nos 4 & 8 (received 3.8.21). Request to discharge conditions 3 (resubmission) & 13 (received 16.9.21). Request to discharge condition 28 (received 21/02/2022).

This decision relates to your request to discharge conditions which was valid from 13/10/2021.

Havant Borough Council as Local Planning Authority hereby APPROVES the submitted application <u>IN RELATION TO THE 66 BED CARE HOME ONLY</u> as meeting the information requirements of the following Conditions of Planning Permission APP/18/00450.

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

Condition 8: <u>IN RELATION TO THE 66 BED CARE HOME ONLY</u>
No development shall take place, including any works or demolition, until a Construction Environmental Management Plan has been submitted to and approved in writing by the Local Planning Authority. Thereafter the approved plan shall be implemented and adhered to throughout the entire construction period. The Plan shall provide details as appropriate but not necessarily be restricted to the following matters:

i) A programme and phasing of the site clearance and construction work, including roads, footpaths, landscaping and open space;
ii) Location of temporary site buildings, compounds, construction material, and plant storage areas used during demolition and construction;
iii) Arrangements for the routing/ turning of lorries and details for construction traffic access to the site;
iv) The arrangements for deliveries associated with all construction works, loading/ unloading of plant & materials and restoration of any damage to the highway;
v) Measures to minimise creation and impact of dust,

vi) Consideration of how certain activities will be limited in time, location or noise level to minimise the risk of disturbance to SPA birds (i.e. October to March inclusive). This shall include details of noise monitoring of the construction and demolition work at sensitive locations,

vii) Any percussive piling or works with heavy machinery (i.e. plant resulting in a noise level in excess of 69dbAmax - or a noise level otherwise agreed in writing by the Local Planning Authority, measured at the sensitive receptor which is the nearest point of the SPA or SPA supporting habitat - high tide roost sites) shall not be undertaken during the bird overwintering period (i.e. October to March inclusive).

viii) Measures to prevent mud and dust on the highway during development;

ix) The erection and maintenance of security hoarding including decorative displays and facilities for public viewing, where appropriate;

x) Temporary lighting;

xi) Protection of pedestrian routes during construction;

xii) No burning on-site;

xiii) Scheme of work detailing the extent and type of piling proposed;

xiv) A construction-phase drainage system which ensure all surface water passes through three stages of filtration to prevent pollutants from leaving the site;

xv) Safeguards for fuel and chemical storage and use, to ensure no pollution of the surface water leaving the site.

Reason: To provide ecological protection and enhancement in accordance with the Wildlife & Countryside Act 1981, NERC Act 2006, Policies DM23 and DM24 of the Havant Borough Local Plan (Allocations) 2014, and the National Planning Policy Framework.

Details submitted:
Construction Traffic & Construction Environmental Management Plan, Construction of 66 Bed Care Home by Dalton Homes
Site setup plan - Drawing reference SS01

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.

Simon Jenkins

Simon Jenkins
Director of Regeneration and Place
Date: 24 March 2022