

Consultee Comments for Planning Application APP/22/00164

Application Summary

Application Number: APP/22/00164

Address: 75 London Road, Waterloooville, PO7 7EL

Proposal: Prior Approval for development consisting of works for the construction of two additional storeys of new dwellinghouses immediately above the topmost storey, for 8No. proposed flats.

Case Officer: Graham Speller

Consultee Details

Name: Consultee JH COMMUNITY INFRASTRUCTURE TEAM

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

Email: jemma.howard@havant.gov.uk

On Behalf Of: Community Infrastructure

Comments

CIL Liable: <http://www.havant.gov.uk/community-infrastructure-levy-charging-schedule>. CIL Forms 1: Additional Information and 2: Assumption of Liability have not been submitted. These can be submitted prior to decision, or we will require a CIL Form 5: Notice of Chargeable Development if prior approval is granted.

Additionally, 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 additional dwelling and its respective number of bedrooms. See <http://www.havant.gov.uk/unilateralundertaking-solent-recreation-mitigation-strategy>.

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

As this is a prior approval application, payment in respect of SRMS and Nutrient Neutrality is required up front before commencement. However, we strongly recommend the applicant settles this amount prior to the decision being made. If a prior approval is implemented without having met the obligations under the Habitat Regulations, there will be a breach of planning control.