
Site Address:	Tops Day Nurseries, Stockheath Lane, Havant, PO9 3BD		
Proposal:	Erection of 2No. non-illuminated fascia signs.		
Application No:	APP/16/00318	Expiry Date:	31/05/2016
Applicant:	Miss Hill		
Agent:		Case Officer:	Rachael McMurray
Ward:	Battins		

Recommendation: **GRANT ADVERTISEMENT CONSENT**

1 Site Description

Tops Day Nurseries, Stockheath Lane, Havant, PO9 3BD is a large detached building of brick and tile construction located adjacent to Trosant School. Residential development lies to the east of the site. There is a car park to the west of the site.

2 Planning History

APP/15/00561 - Consultation by Hampshire County Council for temporary double modular classroom., RNO, 16/07/2015
GEN/16/00275 - Proposed signage., , 18/03/2016 14:00:58

3 Proposal

Erection of 2No. non-illuminated fascia signs.

4 Policy Considerations

National Planning Policy Framework

Havant Borough Local Plan (Core Strategy) March 2011
CS16 (High Quality Design)

Havant Borough Local Plan (Allocations) July 2014

Listed Building Grade: Not applicable.
Conservation Area: Not applicable.

5 Statutory and Non Statutory Consultations

6 Community Involvement

This application was publicised in accordance with the Council's Code of Practice for Publicity of Planning Applications approved at minute 207/6/92 (as amended), as a result of which the following publicity was undertaken:

Number of neighbour notification letters sent: 3

Number of site notices: At least one site notice exists - check the number.

Statutory advertisement: Not applicable.

Number of representations received: 0

7 Planning Considerations

7.1 Having regard to the relevant policies of the development plan it is considered that the main issues arising from this application are:

- (i) Visual amenity
- (ii) Highway safety
- (iii) Impact upon residential amenity

- (i) Visual amenity

It is considered that the proposed signage, which would be non-illuminated, would not result in any harm to the visual amenity of the immediate locality.

- (ii) Highways Safety

It is considered that the proposed signage, which would be non-illuminated, would not result in any harm to the highway safety in the immediate locality.

8 Conclusion

The application is acceptable and is recommended for advertisement consent.

9 RECOMMENDATION:

That the Head of Planning be authorised to **GRANT ADVERTISEMENT CONSENT** for application APP/16/00318 /subject to the following conditions:

- 1 The development must be begun not later than three years beginning with the date of this permission.
Reason: To comply with the requirements of Section 91 of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsary Purchase Act 2004.
- 2 (a) No advertisement is to be displayed without the permission of the owner of the site or any other person with an interest in the site entitled to grant permission.

(b) No advertisement shall be sited or displayed so as to:
 - (i) endanger persons using any highway, railway, waterway, dock, harbour or aerodrome (civil or military);

- (ii) obscure, or hinder the ready interpretation of, any traffic sign, railway signal or aid to navigation by water or air; or
- (iii) hinder the operation of any device used for the purpose of security or surveillance or for measuring the speed of any vehicle.

(c) Any advertisement displayed, and any site used for the display of advertisements, shall be maintained in a condition that does not impair the visual amenity of the site.

(d) Any structure or hoarding erected or used principally for the purpose of displaying advertisements shall be maintained in a condition that does not endanger the public.

(e) Where an advertisement is required under these Regulations to be removed, the site shall be left in a condition that does not endanger the public or impair visual amenity.

Reason: As required by the provision of the Town & Country Planning (Control of Advertisements) Regulations 2007.

- 3 The development hereby permitted shall be carried out in accordance with the following approved plans:

Site Plan - P1
Block Plan P2
Location Plan - 13E / 50
Photo of building with sign superimposed
Photo of rear of building

Reason: - To ensure provision of a satisfactory development.