



**Havant**  
**BOROUGH COUNCIL**

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To:  
Mr J Montgomery  
Tanner & Tilley Development Consultants  
47 Oak Tree Drive  
Emsworth  
PO10 7UJ

For: Mr & Mrs Carr

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**The Town and Country Planning (Development Management Procedure) (England)  
Order 2015  
Refusal of Planning Permission**

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**Application Number:** APP/16/00722

**Site Address:** 36 Oaktree Drive, Emsworth, PO10 7UJ

**Proposal:** Retention of play equipment.

Further to your application received on 15 July 2016, which was valid from 18 July 2016, Havant Borough Council, as Local Planning Authority, **Refuses Planning Permission** for the above proposal.

The reason for the Council's decision to refuse planning permission is:

- 1 Due to the levels and siting in such close proximity to the eastern shared boundary, the retention of the play equipment in its form as at 07/11/2016, is considered harmful to the amenity of adjacent neighbours at 15 and 17 Aubin Wood. The position and design of the play equipment enables elevated views into both neighbouring gardens and inside the rooms of the open plan houses at 15 and 17 Aubin Wood. This is considered to result in a loss of privacy and detrimental to residential amenity, contrary to policy CS16 of the Core Strategy 2011 and the National Planning Policy Framework 2012.

In coming to its decision the Council considered plans and other documents submitted with regard to your application and the relevant policies of the Havant Borough Local Plan and other planning policy documents including the National Planning Policy Framework 2012.

**Other Important Information:**

- (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 6571.

Our Ref: APP/16/00722

- (2) Your attention is drawn to the attached information regarding firstly your right to appeal to the Planning Inspectorate, if you are aggrieved by the Council's decision, and secondly the rights of an owner to, in certain circumstances serve a purchase notice on the Council. See [www.planningportal.gov.uk/pes](http://www.planningportal.gov.uk/pes)

**Andrew Biltcliffe**

Andrew Biltcliffe  
Head of Planning

22 November 2016