



Havant
BOROUGH COUNCIL

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Mr M Collins
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**The Town and Country Planning (Development Management Procedure) (England) Order
2015
Grant of Planning Permission**

Application Number: APP/15/00550

Site Address: Bidbury Mead Recreation Park, Bidbury Lane, Havant

Proposal: Variation of Condition 6 of Planning Permission APP/15/00127 to vary approved plans (to allow for erection of two single storey wooden buildings in lieu of the single building previously approved to be used as a club room for Bedhampton Mariners Cricket Club).

Further to your application received on 18 May 2015, Havant Borough Council, as Local Planning Authority, **Grants Planning Permission** for the above proposal in accordance with the submitted plans and particulars as detailed below.

This permission is subject to compliance with:

- (i) The plans and other documents submitted with regard to your application; and
- (ii) The following conditions:

Conditions:

- 1 The development hereby permitted shall be begun before the expiration of 2 years from the date of the approval of the last of the reserved matters to be approved.
Reason: To comply with Section 51 of the Planning and Compulsory Purchase Act 2004.
- 2 Within 3 months of the first use of the buildings hereby permitted the walls of the building shall be painted or stained in a colour to be submitted to and approved in writing by the Local Planning Authority. The buildings shall subsequently be maintained in the same colour unless otherwise subsequently agreed in writing by the Local Planning authority.
Reason: To ensure that the building has an acceptable appearance within the Bidbury Mead Recreation Park and having due regard to policies CS11 and CS16 of the Havant Borough Local Plan (Core Strategy) 2011, policy AL8 of the Havant Borough Local Plan (Allocations) 2014 and the National Planning Policy Framework 2012.

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- 3 No externally visible or audible plant, machinery or structures required for ventilation or filtration purposes shall be installed at the premises until and unless details of the external appearance and acoustic performance of the same have been submitted to and approved in writing by the Local Planning Authority.
Reason: To safeguard the amenities of the locality and occupiers of neighbouring property and having due regard to policies CS11, CS16 and DM10 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework 2012.
- 4 The development hereby permitted shall be carried out in full accordance with the Arboricultural Assessment and Method Statement Ref: 0763.bjh.Jan15 and Tree Survey & Root Protection Plans submitted in relation to this planning application.
Reason: To ensure that the development has an acceptable impact on the Red Oak tree adjacent to the site in the interests of the character and appearance of the area and the long term retention of the tree having due regard to policies CS11 and DM8 of Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework 2012.
- 5 Within 1 month of the completion of the development hereby permitted, the existing container on the site shall be removed from Bidbury Mead Recreation Park.
Reason: In the interests of the character and appearance of the park and having due regard to policies CS11, CS16 and DM8 of the Havant Borough Local Plan (Core Strategy) 2011 and policy AL8 of Havant Borough Local Plan (Allocations) 2014 together with the National Planning Policy Framework 2012.
- 6 The development hereby permitted shall be carried out in accordance with the following approved plans:
Arboricultural Assessment & Method Statement Ref: 0763.bjh.Jan15
Location Plan Unique Plan Reference p4/28032/38679
Site Plan Unique Plan Reference b90/28032/38682
Block Plan Drawing Number KP-1032
Floor Plan and Elevations Drawing No. 38/67394
Perspective View
Reason: - To ensure provision of a satisfactory development.

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.
- (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/pcs.
- (3) 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 Development Control Service at the Plaza or by telephoning 023 9244 6015.

- (1) The applicant is advised with regard to drainage to ensure that any existing or proposed soakaways are designed to provide sufficient capacity to fully meet the drainage requirements of the building. Any drainage runs should be provided and constructed to avoid any harmful impact on the adjacent Red Oak tree.
- (2) In accordance with paragraphs 186 and 187 of the NPPF Havant Borough Council (HBC) takes a positive and proactive approach and works with applicants/agents on development proposals in a manner focused on solutions by:
 - Offering a pre-application advice service, and
 - Updating you of any issues that may arise in the processing of your application and where possible suggesting solutions, and,

In this instance:

- You sought and were provided with pre-application advice,
- Your application was acceptable as submitted and no further assistance was required.

Andrew Biltcliffe

Andrew Biltcliffe
Executive Planning Service Manager

30 June 2015