
Site Address:	29 Stockheath Road, Havant, PO9 5HE		
Proposal:	Installation of extension to existing dropped kerb onto Stockheath Road.		
Application No:	APP/15/00873	Expiry Date:	15/10/2015
Applicant:	Miss Payne	Team:	Team 1
Agent:		Case Officer:	Bee Crawford
Ward:	Battins		

Recommendation: **GRANT PERMISSION**

1 Site Description

- 1.1 The application site is a two storey mid terraced property with a brown tiled pitched roof and elevations of red multibrick and white render. It is situated opposite the junction of Stockheath Road and Somborne Drive by the mini-roundabout.
- 1.2 The adjoining terraced houses are to the east and west and the Lidl supermarket and a trade garage are opposite. The area is of medium density consisting of two storey terraced and semi-detached properties and the purpose built commercial centre of Park Parade and Greywell.

2 Planning History

None relevant to this application.

3 Proposal

- 3.1 The application is to extend the existing dropped kerb by 0.51 metres from 3.96 metres to 4.47 metres.

4 Policy Considerations

National Planning Policy Framework

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

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

5 Statutory and Non Statutory Consultations

Development Engineer - Highways

No adverse comment. Please include an informative with regards to the need to get approval from the Highway Authority for the works.

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: 5

Number of site notices: Not applicable.

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) Principle of development
- (ii) Highway implications
- (iii) Effect on the streetscene
- (iv) Effect on neighbouring properties

(i) Principle of development

7.2 The application site is located within the defined urban area, therefore development is considered acceptable in principle subject to development control criteria.

(ii) Highway implications

7.3 The Development Engineer has no objection to the scheme. An informative should be added advising the applicant that permission is also required from the Highways Authority for the associated works to the highway. The application site is located on a straight section of road with good visibility east and west and has existing vehicular access to the front. Although it is situated by a mini roundabout, It is considered the proposed increase to the dropped kerb would improve the current vehicular access to the site.

(iii) Effect on streetscene

7.4 A number of properties in the surrounding area benefit from dropped kerbs and it is considered the visual impact of the extended dropped kerb would be minimal. Therefore the effect on the street scene is considered to be acceptable.

(iv) Effect on neighbouring properties

7.5 It is not considered that the proposed extension to the existing dropped kerb would be detrimental to the amenities of the occupiers of either neighbouring properties to the east or west of the application site as vehicular access has already been established. Commercial premises lie directly opposite the site.

8 **Conclusion**

- 8.1 The proposal would not result in any undue harm to the streetscene and it is therefore considered to be acceptable and is recommended for approval.

9 **RECOMMENDATION:**

That the Executive Head of Planning and Built Environment be authorised to **GRANT PERMISSION** for application APP/15/00873 subject to the following conditions

- 1 The development hereby permitted shall be begun before the expiration of 3 years from the date on which this planning permission was granted.
Reason: To comply with Section 51 of the Planning and Compulsory Purchase Act 2004.

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

Site location plan
Block plan

Reason: - To ensure provision of a satisfactory development.