
Site Address: Langstone Technology Park, 2B Langstone Road, Havant,
PO9 1SA

Proposal: Installation of 2No. roof mounted condenser units and associated
chiller pipe work to support 2No. additional internal computer room air conditioning
units.

Application No: APP/15/01225 Expiry Date: 21/12/2015

Applicant: Mr Eickenhorst Team: Team 1
Evolve Infrastructure Solutions
Inc

Agent: Mr Head Case Officer: Daphney Haywood
Head Roberts & Associates

Ward: St Faiths

Recommendation: **GRANT PERMISSION**

1 Site Description

Established and extensive employment site located on the west site of Langstone Road.

2 Planning History

There is a extensive history relating to the Langstone Technology Park but nothing of current relevance to this proposal.

3 Proposal

The proposal is for the installation of 2No. roof mounted condenser units and associated chiller pipe work to support 2No. additional internal computer room air conditioning units. The units would be constructed in anodised aluminium and stainless steel to match the finish of the existing roof units.

4 Policy Considerations

National Planning Policy Framework

Havant Borough Local Plan (Core Strategy) March 2011

CS16 (High Quality Design)

CS2 (Employment)

Havant Borough Local Plan (Allocations) July 2014

AL1 (Presumption in Favour of Sustainable Development)

Listed Building Grade: Not applicable.

Conservation Area: Not applicable.

5 Statutory and Non Statutory Consultations

Environmental Health

The noise report submitted by the consultant shows that the addition of these two units will not impact negatively on the existing background noise levels at the nearest sensitive residential properties, and that the pre-existing ambient noise levels in the area have been confirmed. As such I have no further adverse comments to make on this application.

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: 0

Number of site notices: one

Statutory advertisement: Not applicable.

Number of representations received: none

Summary:

Comment:

7 Planning Considerations

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) Impact upon the streetscene
- (iii) Impact upon residential amenity

(i) Principle of development

The application site is situated within an urban area where further development is considered acceptable subject to the usual development control criteria.

(ii) Impact upon the streetscene

There are a number of existing units on the roof and the proposed chiller units, which would not extend above the height of the existing units would not add significantly to the clutter on the roof. They would be sited on building B 5000 which is located to the south of the main building (B1000), and as such would not be prominent from the public domain.

(iii) Impact upon the amenity of neighbouring properties

Building B5000 is located some distance from any noise sensitive properties such as dwellings/hotel, and the noise report submitted by the applicant shows that the addition of these two units will not impact negatively on the existing background noise levels at the nearest sensitive residential properties, and that the pre-existing ambient

noise levels in the area have been confirmed. It is therefore considered that the proposal will not have an adverse impact.

8 **Conclusion**

The proposed development is not considered to result in detriment and approval is recommended.

9 **RECOMMENDATION:**

That the Executive Head of Planning and Built Environment be authorised to **GRANT PERMISSION** for application APP/15/01225 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 Compulsory Purchase Act 2004.
- 2 The development hereby permitted shall be carried out in accordance with the following approved plans:

Site location plan 4264/100
Block plan 4264/101
Roof Plan 4264/115 rev A
Existing elevations 4264/120
Proposed elevations 4264/121

Reason: - To ensure provision of a satisfactory development.