



Hampshire
County Council

Town and Country Planning Act 1990

Town and Country Planning General Regulations 1992

To: Property Services
Three Minsters House
76 High Street
Winchester
SO23 8UL

Application No: **APP/15/00538**

HCC Ref: HVE023

For: Hampshire County Council

Date of Application: 18 May 2015

Hampshire County Council, as Local Planning Authority, **grants permission** for the following development in respect of the plans and particulars and subject to the attached schedule of 5 conditions:

Development: **Change of use from a paddock to a grass playing field**

Site address: **Paddock north of Woodcroft Primary School, Havant Hampshire**

Plans and particulars: **E1653-L-102, E1653-L-103, E1653-L-104, E1653-L-200, E1653-L-201D**

Reason for Approval

It is considered that the proposal would be in accordance with the Havant Borough Local Plan (Core Strategy) 2011 and would not materially harm the character of the area or the amenity of local residents and would be acceptable in terms of highway safety and convenience.

All enquiries should be referred to the Economy, Transport & Environment

Department, The Castle, Winchester, SO23 8UD

Tel: (01962) 846746 Fax: (01962) 847055

**Director of Economy, Transport
& Environment**

11 September 2015



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Time Limits

1. The development hereby permitted shall be begun before the expiration of three years from the date on which this planning permission was granted.

Reason: To comply with Section 91(as amended) of the Town and Country Planning Act 1990.

Plans and Particulars

2. The development hereby permitted shall be carried out and completed strictly in accordance with the approved plans, specifications and written particulars identified within the decision notice.

Reason: To ensure that the development is carried out in accordance with the approved details.

Hours of Working

3. No work relating to the construction of the development approved, including works of preparation prior to operations, the delivery of construction materials, skips or machinery, nor the removal of waste materials, shall take place before 0800 or after 1800 Monday to Friday inclusive, before 0800 or after 1400 on Saturday and not at all on Sunday or recognised public holidays.

Reason: To protect the amenities of occupiers of nearby properties.



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Tree Protection

4. Protective measures, including fencing and ground protection, in accordance with the BS5837.2012 Tree Survey Ref SPH/PS/5837-01/20.07 dated 27 July 2015 and Arboricultural Impact Assessment Reference SPH/PS/AIA-01/20.07 dated 11 August 2015 prepared by Tree Surveys and submitted to the Local Planning Authority shall be installed prior to any demolition, construction or groundwork commencing on the site.

Reason: In the interests of preserving the natural features of the site and in accordance with Policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011.

Ecology

5. Development shall proceed in accordance with the measures set out in paragraphs 6.12 – 6.15 of the Woodcroft Primary School Extended Phase 1 Habitat Survey and Reptile Survey Report (RPS, December 2010). Thereafter, the retained reptile habitat shall be permanently maintained and retained.

Reason: To avoid impacts to reptiles and to conserve biodiversity.

Notes to Applicant

1. In determining this planning application, the Local Planning Authority has worked with the applicant in a positive and proactive manner in accordance with the requirement in the NPPF, as set out in the Town and Country Planning (Development Management Procedure) (England) Order 2015.
2. Birds nests, when occupied or being built, and the widespread species of reptile receive legal protection under the Wildlife and Countryside Act 1981 (as amended). It is highly advisable to undertake clearance of potential bird nesting habitat (such as hedges, scrub, trees, suitable outbuildings etc.) outside the bird nesting season, which is generally seen as extending from March to the end of August, although may extend longer depending on local conditions. If there is absolutely no alternative to

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doing the work in during this period then a thorough, careful and quiet examination of the affected area must be carried out before clearance starts. If occupied nests are present then work must stop in that area, a suitable (approximately 5m) stand-off maintained, and clearance can only recommence once the nest becomes unoccupied of its own accord. Reptile habitat such as compost heaps should be carefully cleared by hand during warmer months as if hibernating reptiles are disturbed they will die. Any reptiles revealed should be moved to adjacent retained rougher / boundary habitat or allowed to move off of their own accord.

3. This decision does not purport or convey any approval or consent which may be required under the Building Regulations or any other Acts, including Byelaws, orders or Regulations made under such acts.