

Michelle Houghton

From: Heidi Clarke <Heidi.Clarke@sportengland.org>
Sent: 12 November 2015 18:13
To: Planning and Development Shared Mailbox
Cc: Havant Auto-Reply
Subject: APP/15/01235 Woodcroft Primary School SE/HV/2015/41182/S

Dear Mrs Haywood,

Thank you for consulting Sport England on the above application.

Summary: Sport England raises **no objection** to this application which is considered to meet exception E4 of our adopted Playing Fields Policy, subject to conditions relating to the provision of replacement playing field and school sports provision prior to the loss of existing playing field.

Sport England –Statutory Role and Policy

It is understood that the site forms part of, or constitutes a playing field as defined in The Town and Country Planning (Development Management Procedure) (England) Order 2015 (Statutory Instrument 2015 No. 595) and the development is likely to lead to the loss of use of land being used as a playing field. The consultation with Sport England is therefore a statutory requirement.

Sport England has considered the application in the light of the National Planning Policy Framework (particularly Para 74) and Sport England's policy to protect playing fields, 'A Sporting Future for the Playing Fields of England' (see link below): www.sportengland.org/playingfieldspolicy

Sport England's policy is to oppose the granting of planning permission for any development which would lead to the loss of, or prejudice the use of, all or any part of a playing field, unless one or more of the five exceptions stated in its policy apply.

The Proposal and Impact on Playing Field

This application would result in the complete loss of playing field south of Woodcroft Primary School. It would also result in the loss of 0.4 ha circa of playing field which is currently located to the west of the new primary school hard play area whilst retaining a small area circa 0.15 ha of playing field.

Whilst this proposal would result in the complete loss of the southern part of playing field, Hampshire County Council as Local Planning Authority granted planning permission (APP/15/00538) 11 September 2015 for the change of use from a paddock to grass playing field on land north of the primary school. The new (not yet delivered) playing field site would be capable of accommodating one youth 11v11 pitch (88m x 56m including run off) which would be managed by the primary school. The proposed play provision drawing E1653-L-104 which was approved as part of planning permission APP/15/00538 also included a small sports pitch to the west of the hard informal play space along with two MUGAs to the east of the primary school. Sport England considers it necessary to ensure all sports provision at the primary school is provided. It is understood the sale of the primary school playing field is needed in order to deliver the playing field.

This live application should be considered concurrently with the extant permission (APP/15/00538) for the new playing field and approved layout for school sports provision.

Assessment against Sport England Policy

This application relates to the loss of existing playing fields field however the as planning permission has already been granted for the delivery of a replacement playing field, this development is considered against exception E4 of the above policy which states:

- E4 – The playing field or playing fields which would be lost as a result of the proposed development would be replaced by a playing field or playing fields of an equivalent or better quality and of equivalent or greater quantity, in a suitable location and subject to equivalent or better management arrangements, prior to the commencement of development

Sport England was consulted on the original planning application for the new school (09/59532/002), but regrettably was not consulted on the planning application for the replacement playing field other than at pre-app stage. At pre-app stage Sport England in letter dated 23 May 2012 shared some concerns with having two separate areas of playing field. Sport England requested details of the MUGAs and requested the school to make its facilities available to the community for use.

Subject to the delivery of the replacement sports facilities (including new playing field north of the primary school, two MUGAs east of the primary school and the small area of playing field to the west of the primary school hard play area) in advance of the loss of the current sports facility, the development could be considered against Exception policy E4.

Conclusions and Recommendation

Given the above assessment, Sport England does not wish to raise an objection to this application as it is considered to meet exception E4 of the above policy. The absence of an objection is subject to the following condition being attached to the decision notice should the local planning authority be minded to approve the application:

The development hereby permitted shall not commence until the new sports facilities shown within the land edged red and blue on drawing numbered E1653-L-104, identified on planning permission APP/15/00538, have been constructed and made available for use.

*Reason: To ensure the satisfactory quantity, quality and accessibility of compensatory provision which secures a continuity of use and to accord with Development Plan Policy **.*

Sport England would also like to be notified of the outcome of the application through the receipt of a copy of the decision notice.

The absence of an objection to this application in the context of the Town and Country Planning Act, does not in any way commit Sport England or any National Governing Body of Sport to support for any related funding application.

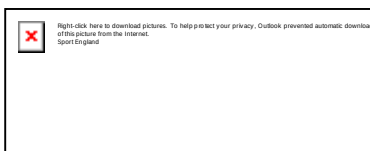
If you would like any further information or advice please contact me at the address below.

Yours sincerely,

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Planner

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