



Havant
BOROUGH COUNCIL

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Mr Critchley
Martin Critchley, Architect
The Old Brewery
15E South Street
Havant
PO9 1BU

For: Mrs Baldwin

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

Application Number: APP/15/01321

Site Address: 21 Lymbourn Road, Havant, PO9 2SL

Proposal: Single storey rear extension.

Further to your application received on 26 November 2015, which was valid from 11 January 2016, 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 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 Notwithstanding any description of materials in the application no above ground construction works shall take place until samples and a full specification of the materials to be used externally on the building(s) have been submitted to and approved in writing by the Local Planning Authority. Such details shall include the type, colour and texture of the materials. Only the materials so approved shall be used, in accordance with any terms of such approval.
Reason: To ensure the appearance of the development is satisfactory and having due regard to policies CS11 and CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.

- 3 The development hereby permitted shall not commence unless and until details of measures to be taken to protect the public sewer have been submitted to and approved in writing by the Local Planning Authority in consultation with Southern Water. The development shall thereafter be carried out in accordance with the approved details.
Reason: To ensure the protection of the drainage apparatus having due regard to policy CS19 of Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework.
- 4 The development hereby permitted shall be carried out in accordance with the following approved plans:
Location and Block Plan: Drawing No 1572-101O
Survey Plans at Ground, First and Roof Plan: Drawing No 1526-201A
Survey Elevations Plan: Drawing No 1526-301A
Proposed Plans at Ground, First and Roof Plan: Drawing No 1526-404A
Revised Elevations Plan: Drawing No 1526-504C.
Section Boundary Wall Gutter Pitched Roof: Drawing No 817
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 Planning and Development service at the Plaza or by telephoning 023 9244 6015.
- (1) 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 were updated about issues after the initial site visit.

- (2) The applicant is advised of the content of Southern Waters letter dated 18th December 2015 which can be viewed on the Councils website via the following link:

<http://www5.havant.gov.uk/ACOLNETDCOnline/acolnetcgi.gov?ACTION=UNWRAP&RIPNAME=Root.PgeDocs&TheSystemkey=236801>

the contents of which should be taken into account. You are further advised that consent may be required from Southern Water to build in the vicinity of a public sewer. If you are in any doubt or need further information about obtaining this consent, you should contact Southern Water on 0330 303 0119 or www.southernwater.co.uk.

Andrew Biltcliffe

Andrew Biltcliffe
Executive Planning Service Manager

12 February 2016