

Havant Borough Council
Development Control
Civic Offices Civic Centre Road
Havant
Hampshire
PO9 2AX

Our ref: HA/2014/116109/01-L01
Your ref: APP/14/00849
Date: 11 September 2014

Dear Sir/Madam

**PRIOR NOTIFICATION OF CHANGE OF USE FROM CLASS B1(A) OFFICE USE
TO C3 RESIDENTIAL USE SUBJECT TO PRIOR APPROVAL COVERING
FLOODING, HIGHWAYS AND TRANSPORT ISSUES AND CONTAMINATION**

64 WEST STREET, HAVANT, PO9 1PA

Thank you for consulting the Environment Agency on the above application, which was received on 29 August 2014.

Environment Agency Position

The Environment Agency has no objection to the proposed development as it is located within Flood Zone 1.

Advice to the Local Planning Authority

Whilst the proposed development is located within Flood Zone 1, the north eastern is adjacent to Flood Zone 3.

Finished floor levels are currently above predicted flood levels (including an allowance for climate change). However, potential flood depths outside the entrance to the site are approximately 0.108m. This has been mitigated by the possibility of an alternative escape route to the west which is not at risk of flooding. The Local Planning Authority's emergency planners will need to determine that this mitigation measure is acceptable with regards to safe access and egress.

If you have any queries regarding the information set out above, please contact me on the details below.

Yours faithfully

Environment Agency
Romsey Depot Canal Walk, Romsey, Hampshire, SO51 8DU.
Customer services line: 03708 506 506
www.gov.uk/environment-agency
Cont/d..

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Planning Advisor, Environment Agency

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