



Havant
BOROUGH COUNCIL

Public Service Plaza
Civic Centre Road
Havant
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www.havant.gov.uk

Mrs Munday
Henry Adams Planning Ltd
Rowan House
Baffins Lane
Chichester
West Sussex
PO19 1UA

For: Mrs Boulton

**The Town and Country Planning (Development Management Procedure) (England) Order
2010**
Grant of Planning Permission

Application Number: APP/14/01119

Site Address: 14 Portsdown Hill Road, Havant, PO9 3JY

Proposal: Change of use from Bed & Breakfast establishment to a single residential dwelling with associated works.

Further to your application received on 24 October 2014 which was valid from 29 October 2014 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 hereby permitted shall be begun before the expiration of 3 years from the date on which this planning permission was granted.
Reason: To comply with 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:

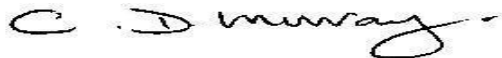
Planning Statement Ref: HAPL / 978
Letter Davies Keig Investment Consultants
Vendor Report Henry Adams April 2013 to October 2014
Vendor Report Fleurets dated 28th October 2014
Viability Report HAPL / 978 October 2014
Location Plan Licence No. 100022432
Elevations Existing and Proposed Drawing No. 7229.14.2 Rev A
Floor Plans Existing and Proposed Drawing No. 7229.14.1 Rev A
Email from Henry Adams (Alexandra Munday) dated 5th November 2014 (Car Parking)

Reason: - To ensure provision of a satisfactory development.

Our Ref: APP/14/01119

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.
- (4) 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 sought and were provided with pre-application advice.



Mr Chris Murray
Service Manager (Planning Development)

15 December 2014