



Havant
BOROUGH COUNCIL

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To:
Mr Barlow
The Steven Barlow Partnership
81 Manor Road
Kingston
Portsmouth
PO1 5LB

For: Mr & Mrs Smith

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

Application Number: APP/14/00573

Site Address: 13 Frogmore Lane, Waterloo, PO8 9QN

Proposal: **Erection of single storey front, side and rear extensions, erection of two storey side and rear extension following removal of existing garage; with associated internal alterations.**

Further to your application received on 30 May 2014 which was valid from 06 June 2014 Havant Borough Council, as Local Planning Authority, **Refuses Planning Permission** for the above proposal.

The reason for the Council's decision to refuse planning permission is:

- 1 The proposed development by reason of its length, size, height and proximity to the site boundary would result in an excessive building bulk adjacent to No. 15 Frogmore Lane, detrimental to the visual outlook and amenities of the occupier of this property. The proposal is therefore contrary to policy CS16 of the Havant Borough Local Plan (Core Strategy) 2011, the Havant Borough Design Guide 2011 and the National Planning Policy Framework 2012.

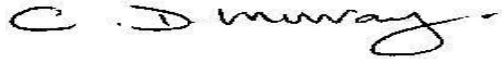
In coming to its decision the Council considered plans and other documents submitted with regard to your application and the relevant policies of the Havant Borough Local Plan and other planning policy documents including the National Planning Policy Framework 2012.

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 6573.

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- (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.

A handwritten signature in black ink, appearing to read 'C. D. Murray'.

Mr Chris Murray
Service Manager (Planning Development)

01 August 2014