



Havant
BOROUGH COUNCIL

Public Service Plaza
Civic Centre Road
Havant
Hampshire PO9 2AX

T 023 9247 4174
F 023 9248 0263
DX 50005 Havant

www.havant.gov.uk

Mrs R Clayton
Impulse
232C Sea Front
Hayling Island
PO11 0AU

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

Application Number: APP/12/00975

Site Address: 232B Sea Front, Hayling Island, PO11 0AU

Proposal: Change of use from "sui generis" (Beauty Salon) to mixed A1 and A3 use
(Restaurant/Cafe and Retail Sales) including external seating area.

Further to your application received on 21 September 2012, which was valid from 28 September 2012, 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 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 **premises** shall be used only for a mixed A1 and A3 purpose, and for no other purpose whatsoever including any other purpose within Class A of the Schedule to the Town and Country Planning (Use Classes) Order 1987, or in any provision equivalent to that Class in any statutory instrument revoking and re-enacting that Order.
Reason: To protect the amenities of nearby residential properties and having due regard to policy DM10 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and National Planning Policy Framework, March 2012.
- 3 The use of the premises hereby permitted shall not open to the public before 0900 hours or remain so open after 1700 hours on Mondays to Saturdays, and shall not open to the public before 1000 hours or remain so open after 1600 hours on Sundays.
Reason: To protect the amenities of nearby residential properties and having due regard to policy DM10 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and National Planning Policy Framework, March 2012.

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- 4 The development shall not be brought into use until a minimum of three parking spaces have been provided within the curtilage of the site and thereafter all of those spaces kept available for such purposes.
Reason: In the interests of highway safety and having due regard to policy DM13 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and National Planning Policy Framework, March 2012.
- 5 No equipment or measures for the filtration and extraction of fumes generated by cooking processes at the premises shall be installed without a detailed scheme having first been submitted to and approved in writing by the Local Planning Authority. The implementation of such approved scheme shall then be completed in full accordance with all detailed components of such scheme. At all times thereafter, all elements of that scheme shall be maintained in a wholly efficient and effective working order.
Reason: To safeguard the amenities of occupiers of neighbouring property and having due regard to policies CS16 and DM10 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework and National Planning Policy Framework, March 2012.
- 6 The development hereby permitted shall be carried out in accordance with the following approved plans:

Location Plan;
100912/1 1 0 (Overall Plan).

Reason: - To ensure provision of a satisfactory development.

Other Important Information:

In reaching its decision the Council has had regard to policies of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and The National Planning Policy Framework, March 2012.

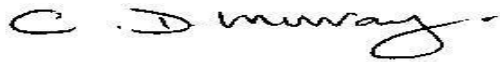
Havant Borough Core Strategy 2011

CS16	High Quality Design
CS6	Regeneration of the Borough
DM10	Pollution
DM13	Car and Cycle Parking on Residential Development
DM5	Control of Class A3, A4 and A5 Food, Drink and Entertainment Uses

The Council considers, having regard to the objectives of these policies and The National Planning Policy Framework, March 2012, that the principle of the development is acceptable in this case, and also that the impact of the development is acceptable in terms of the effect on local amenities. Having taken into account the requirements of Section 38 (6) of the Planning and Compulsory Purchase Act 2004 and all other material considerations, the Council has determined that planning permission should be granted for the development.

- (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.

- (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 Civic Offices or by telephoning 023 9244 6015.
- (4) This notice only relates to the decision of the Council under the Town and Country Planning Acts. It does not relate to any other application that may be required under the Building Regulations or any other Act, Regulation, Byelaw or order where the Council's approval may be required, including the Town and Country Planning (Control of Advertisements, England) Regulations 2007.
- (5) It will be necessary to register the food premises with the Council's Environmental Health Officer (EHO) by completing a food premises registration form. More detailed plans of the kitchen should be submitted to the EHO Commercial Team (contact 023 9244 6676).
- (6) To reduce opportunities for crime it is recommended that the proposed counter is moved to the kitchen end of the café and secured to prevent casual access beyond the counter. External tables and chairs should be secured within the premises when the premises is closed. For further information please contact Stuart York, Crime Prevention Design Advisor, 023 9289 1831.



Mr Chris Murray
Service Manager (Planning Development)

06 November 2012