

Planning Application Response of Planning Policy / Urban Design

Application No:	APP-13-00508
Site Address:	6 Kitwood Green, Havant
Development:	Conversion of existing 4 bed semi detached house into 2No. 2 bed terraced houses, incorporating single storey rear infill extension.
Case Officer:	Rachael McMurray
Comments by:	Sarah Hains
Date of Comments:	20 June 2013

Local Plan

It should be noted that the Draft Havant Borough Local Plan (Allocations) was published for public consultation under Regulation 18 on 3rd December 2012. This includes a number of draft strategic, allocation and development management policies that may be relevant to this proposal. Where relevant these are material considerations to be taken into account in the determination of planning applications by the Borough Council. Here is a link to the draft plan

<http://www.havant.gov.uk/planning-policy-design/draft-havant-borough-local-plan-allocations>

CIL Charging Schedule

On the 20 February 2013, the Council approved that the Havant Borough Community Infrastructure Levy Charging (CIL) Schedule. The Charging Schedule will take effect from the 1st August 2013. Therefore, from 1st May applicants will need to take the charging schedule into account when discussing developer contributions. More information is available on the Council's website <http://www.havant.gov.uk/planning-policy-design/community-infrastructure-levy>

Havant Borough Local Plan (Core Strategy)

Housing: The proposal will contribute to achieving a net total of 6,300 new dwellings in the Borough between 2006 and 2026.

Policy CS9.5 states that housing proposals should provide a mix of dwelling types, sizes and tenures which help meet identified local housing need and contribute to the development of mixed and sustainable communities.

Concentration of development within the urban area: The site lies within the urban area. Policy CS17.1 states that development will be permitted where it concentrates new housing within the five urban areas, including Havant. CS17.2 prioritises development on previously developed land.

Car and Cycle Parking

Policy DM13 states that residential development will only be permitted where car parking and cycle storage is provided in accordance with standards set out in the Residential Car Parking and Cycle Provision SPD.

Policy Principle of Development

The principle of new residential development in this location is supported by the Local Plan (Core Strategy). The proposal also contributes towards the provision of 6,300 new dwellings in the borough during the plan period.

There is no planning policy objection to this proposal.