



Havant
BOROUGH COUNCIL

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For: Mr I Peckett

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

Application Number: APP/12/00549

Site Address: 21 Gladys Avenue, Cowplain, Waterlooville, PO8 8HT

Proposal: Variation of Condition 3 of Planning Permission APP/11/01167 to allow for opening windows.

Further to your application received on 24 May 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 regard to your application, and
- (ii) The following conditions:

Conditions:

- 1 The two windows in the north east / side facing roof slope to serve the first floor bedroom as shown on drawings numbered P197/5 and P197/6 Rev A, shall be at all times glazed entirely with obscure glass, the particular type of which glass shall provide a degree of obscuration no less obscure than that which is provided by Pilkington's Texture Glass Obscuration Level 4. Only one side-hung casement of each of the two windows may be openable but provided that each of these is permanently restricted in accordance with the current application so that it cannot be opened at any time by more than 100mm.

The window in the south west facing / side roof slope to serve a bathroom, as shown on drawings numbered P197/5 and P197/6 Rev A, shall be at all times glazed entirely with obscure glass, the particular type of which glass shall provide a degree of obscuration no less obscure than that which is provided by Pilkington's Texture Glass Obscuration Level 4. Only the following parts of this bathroom window may be openable:

- i) the top-hung casement, provided that the cill height of this openable part of the window is permanently maintained at a height of not less than 1.7m above internal floor level,

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ii) one side-hung casement but provided that this is permanently restricted in accordance with the current application so that it cannot be opened at any time by more than 100mm.

Reason: In the interests of the amenities of the occupiers of nearby properties and having due regard to policy CS16 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and the National Planning Policy Framework 2012.

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

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 neighbours. 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 Development Control Service at the Civic Offices or by telephoning 023 9244 6015.



Mr Chris Murray
Service Manager (Planning Development)

19 July 2012