Havant BOROUGH COUNCIL

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Mr Dunks
Andrew R Dunks Ltd.
Unit 1 Brambles Enterprise Centre
Waterberry Drive
Waterlooville
PO7 7TH

For: Mr Williams

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

Application Number: APP/11/01071
Site Address: 90A Havant Road, Hayling Island, PO11 0LH
Proposal: Conversion of existing garage/store into a 1 bed dwelling with associated parking utilising existing access to Havant Road. (Revised application.)

Further to your application received on 31 May 2011, which was valid from 09 June 2011, Havant Borough Council as Local Planning Authority **Grants Planning Permission Retrospectively** 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 parking and turning areas provided within the site to enable vehicles to enter and leave the site in forward gear shall be retained and kept available for such use.
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 the National Planning Policy Framework 2012.

2 No gates shall be provided closer to the edge of the carriageway of the adjoining highway than the gates hereby approved.
Reason: In the interests of highway safety 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, March 2012.

3 Notwithstanding the provisions of any Town and Country Planning General Permitted Development Order, no alteration to the roof of the dwelling hereby approved including the addition of windows permitted by Part 1, Classes B and C of the 1995 Order, as amended in 2008, shall be constructed without the prior written approval of the Local Planning Authority.
Reason: In the interests of the character of the building and the amenities of the occupiers of nearby residential 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.

(5) In accordance with paragraphs 186 and 187 of the NPPF Havant Borough Council (HBC) take a positive and proactive approach to development proposals focused on solutions. HBC work with applicants and agents in a positive and proactive manner 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

In this instance:

- Your application was acceptable as submitted and no further assistance was required.

C. D Murray

Mr Chris Murray
Service Manager (Planning Development)

19 December 2012