



Havant
BOROUGH COUNCIL

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For: Hillcrest Care Ltd

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

Application Number: APP/12/00682

Site Address: 24 Alexandra Avenue, Hayling Island, PO11 9AL

Proposal: Variation of Condition 6 of Planning Permission 08/51588/008 to allow a maximum of 12 children to use the classroom facility.

Further to your application received on 04 July 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 Condition 6 of planning permission 08/51588/008 which was granted on 16th February 2009, shall hereby be amended to read:

The building shall be used only for classroom purposes and not for any other or separate use whatsoever. No more than 12 children shall use the classroom facility at any one time, of which no more than 4 children shall be non-resident on the site.

Reason: In the interests of clarity, to accord with the terms of the current application and the information contained therein in the interests of neighbouring amenity and highway safety, and having due regard to Policies CS16, DM11, DM13 & DM14 of the Havant Borough Local plan (Core Strategy) 2011 and the National Planning Policy Framework, March 2012.

- 2 The use for four non-resident children hereby approved by the variation to condition 6 of planning permission 08/51588/008, shall only take place when 14 no. vehicle parking spaces and the vehicle manoeuvring area located to the north of the existing building, as shown on the site plan drawing no. 10.054.02, which was received on 4 July 2012, is available for vehicle parking and manoeuvring only. This condition shall not prevent the construction of the garage which was approved by planning permission APP/ 11/00095, dated 25th March 2011, provided that this garage is used only for the parking of cars at all times and shall not be used for any other

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purpose whatsoever without the prior written approval of the Local Planning Authority.

Reason: In the interests of clarity, highway safety and to safeguard the amenities of the area and having due regard to Policies CS16, DM11, DM13 & DM14 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework, March 2012.

- 3 The development hereby permitted shall be carried out in accordance with the following approved plans:

10.054 01 (Location Plan) and 10.054.02 (Site 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.

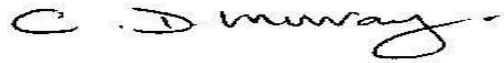
Havant Borough Core Strategy 2011

CS16	High Quality Design
DM11	Planning for More Sustainable Travel
DM13	Car and Cycle Parking on Residential Development
DM14	Car and Cycle Parking on Development (excluding residential)

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 neighbouring amenities and highway matters. 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.
- (4) The applicant is advised that in reaching its decision, the Local Planning Authority is mindful of the importance of parking provision at the site and that action should be taken with all urgency to ensure that all parking spaces are made available in accordance with the approved plans and condition 2 of this permission and

condition 3 of the earlier planning permission 08/515588/008. Firm advice on this is contained in the letter dated 17th September 2012 from the Council's Planning Service Manager to the applicant's agent.

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

Mr Chris Murray
Service Manager (Planning Development)

17 September 2012