



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

Mr M Wright
Arup
13 Fitzroy Street
London
W1T 4BQ

For: Mr J Zolnacz

Discharge of Conditions Application

Application Number: APP/12/00556

Site Address: Stoke Common, Havant Road, Hayling Island

Proposal: Discharge of Condition No's 3, 4 and 5 of Planning Permission APP/12/00111.

This decision relates to your application received on 24 May 2012, and in particular the plans and other documents submitted with your application.

Havant Borough Council as Local Planning Authority hereby APPROVES the submitted application as meeting the information requirements of the following Conditions of Planning Permission.

The conditions in respect of which information has been submitted are:

- 3 Within 2 months of the date of this permission plans indicating the exact route of the footpath shall be submitted and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved plans.
Reason Given the bird sensitivities in the area, the proposed route of the footpath will need to be located in a suitable way to minimise disturbance to over wintering and nesting birds and having due regard to policies and proposals CS11 and CS12 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework, and The National Planning Policy Framework, March 2012.

The route of the footpath remains as the existing path and the submitted details satisfy the informational requirements of condition 3 and are acceptable.

- 4 The root protection area for the Yew tree located to the east of the site and shown on dwg no 3022- 02 shall be marked out on site and no works within this area shall be carried out until a Method Statement identifying procedures to prevent damage to the tree has been submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved details.
Reason To prevent damage to the Yew tree and having due regard to policies CS11 and CS12 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework, and The National Planning Policy Framework, March 2012.

The details of tree protection satisfy the informational requirements of condition 4 and are acceptable.

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- 5 No herbicide spraying shall be carried out until a survey identifying areas supporting botanical interest has been submitted to and approved in writing by the Local Planning Authority. Only those area agreed as having no relevant botanical interest shall subsequently be sprayed.
- Reason** To prevent loss of species of botanical interest and having due regard to policies CS11 and CS12 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework, and The National Planning Policy Framework, March 2012.

The Ecology Report dated 8 May 2012 and prepared by John Norton provides a botanical survey that indicates no relevant botanical interest was found. The submission satisfies the informational requirements of condition 5 and is acceptable.

- (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.gvo.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.



Mr Chris Murray
Service Manager (Planning Development)

11 June 2012