



Havant
BOROUGH COUNCIL

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For: Mr & Mrs Sylvester

THE PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990
Grant of Listed Building Consent

Application Number: APP/12/00944

Site Address: 41 Havant Road, Emsworth, PO10 7JD

Proposal: Listed Building Consent for works to roofing, fenestration, new patio, general repairs and internal alterations to stable block.

Further to your application received on 10 September 2012 Havant Borough Council, as Local Planning Authority, **Grants Listed Building Consent** for the above proposal.

This consent is subject to compliance with:

- (i) The plans and other documents submitted with the application.
- (ii) The following conditions:

Conditions:

- 1 The development hereby permitted shall be begun before the expiration of 2 years from the date of the approval of the last of the reserved matters to be approved.
Reason: To comply with Section 51 of the Planning and Compulsory Purchase Act 2004.
- 2 Prior to the commencement of works hereby approved, large scale window, door and glazed screen details shall be submitted to and approved in writing by the local planning authority. The information to comprise:-
 - a) Plan, section and elevation to a scale of 1:20 shown in relation to the masonry in which the window / door unit is to be set.
 - b) Full size glazing bar section (where appropriate).
 - c) Details of window / door finishes.All work shall be carried out in full accordance with such approval.
Reason: To ensure the detailing is compatible with the building's architectural/historic interest and having due regard to Policy CS11 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and National Planning Policy Framework, March 2012.

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

- Location and site plan - DN:01
- Block Plan - DN:02
- Existing and proposed floor plans - DN: 03
- Existing elevations - DN: 04
- Proposed elevations - DN: 05
- Existing and proposed sections - DN: 06
- Heritage Statement - received 19/9/12
- Design and Access Statement - received 19/9/12
- Photo montage - received 19/9/12

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

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|------|---|
| CS11 | Protecting and Enhancing the Special Environment and Heritage of Havant Borough |
| 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 the Listed Building. 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 Planning (Listed Building and Conservation Areas) Act. 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 submitted plans, and other documents may lead to enforcement action being taken by the Council. If you wish to depart from the approved details 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)
05 November 2012