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

To:
Mr I Reed
Architectural Planning Ltd
1a Nutbourne Road
Sandy Point Hayling Island
Hants
PO11 9RT

For: Mr K Inparajah

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

Application Number: APP/11/01397
Site Address: Charlies Farm Stores, 35A Sandy Point Road, Hayling Island, PO11 9RR
Proposal: Raise roof height to create additional habitable accommodation on first floor. New dormer windows to west elevation, new windows to north and south elevations and new velux windows to east elevation.

Further to your application received on 01 September 2011, which was valid from 21 October 2011, Havant Borough Council as Local Planning Authority **Refuses Planning Permission** for the above proposal.

The reason for the Council's decision to refuse planning permission is:

1 The proposed development would result in an excessive building bulk adjacent to an existing residential property, detrimental to the visual outlook, light available to, and amenities of the occupiers of this property. The proposal is therefore contrary to policy CS16 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and Planning Policy Statement 1.

In coming to its decision the Council considered plans and other documents submitted with your application and the saved policies of the Havant Borough District Wide Local Plan 1996-2011, forming part of the Havant Borough Local Development Framework.

Other Important Information:

(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.

Mr Chris Murray
Service Manager (Planning Development)

08 March 2012

Our Ref: APP/11/01397