Havant
BOROUGH COUNCIL

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To:
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PO10 7BT

For: Mr M Lawrence

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

Application Number: APP/10/00573
Site Address: 20 South Street, Emsworth, PO10 7EH
Proposal: Listed Building Consent to rebuild existing outbuilding.

Further to your application received on 27 August 2010 which was valid from 05 October 2010 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 your application.

(ii) The following conditions:

Conditions:

1 The works to which this Listed Building Consent relate must be begun within a period of 3 years beginning with the date on which this consent is granted.
Reason: To comply with Section 51 of the Planning and Compulsory Purchase Act 2004.

2 The development hereby permitted shall not commence until a specification of the types and colours of all external roofing and external facing materials, including the provision of sample panels of the external facing materials and colour of mortar to be used for the construction of the same, has been submitted to and approved in writing by the Local Planning Authority. Thereafter only such approved materials and finishes shall be used in carrying out the development.
Reason: In the interests of the amenities of the locality and having regard to saved Policy HE7 of the Havant Borough District Wide Local Plan 1996-2011, which forms part of the Havant Borough Local Development Framework, Policy BE6 of the South East Plan and Planning Policy Guidance 15.

3 The development hereby permitted shall not commence until details to a scale of not less than 1:20 elevations and 1:5 sections of all new windows and rooflights and their decorative finishes, have been submitted to and approved in writing by the Planning Authority. The works shall be carried out in accordance with the approved details and shall be retained thereafter.
Reason: In order to safeguard the special architectural and historic interest of the building and having due regard to saved Policy HE7 of the Havant Borough District Wide Local Plan 1996-2011, which forms part of the Havant Borough Local Development Framework, Policy BE6 of the South East Plan and Planning Policy Statement 5.

Other Important Information:

In reaching its decision the Council has had regard to the saved policies of the Havant Borough District Wide Local Plan 1996-2011, forming part of the Havant Borough Local Development Framework:-

Havant Borough District Wide Local Plan 1996-2011
- D1 (High Quality Design)
- HE1 (Development in Conservation Areas)
- HE7 (Extensions and Alterations to Listed Buildings)

National Policies
- PPG 15 (Delivering Sustainable Development)
- PPS 5 (Planning for the Historic Environment)

The Council considers, having regard to the objectives of these policies and proposals, 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 character and appearance of the existing 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.gvo.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.

Julia Potter
Executive Head of Planning and Built Environment

30 November 2010

Our Ref: APP/10/00573