Havant BOROUGH COUNCIL

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Mr Scott
HB Projects Ltd
Merrydale House
Roydsdale Way
Bradford
BD4 6SB

For: Asda Stores Ltd

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

Application Number: APP/11/01814
Site Address: Asda Stores, Hambledon Road, Waterlooville, PO7 7XR
Proposal: Erection of single storey rear extensions to south west (rear) elevation, metal canopy over van loading area and replacement of existing gates with a metal sliding gate.

Further to your application received on 24 November 2011, which was valid from 25 November 2011, 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 regard to your application, and

(ii) The following conditions:

Conditions:

1 The development hereby permitted shall be begun before the expiration of 3 years from the date on which this planning permission was granted.
Reason: To comply with Section 51 of the Planning and Compulsory Purchase Act 2004.

2 No external plant or equipment shall be installed or used without the prior written consent of the Local Planning Authority. Any external plant designed for use in connection with the building must have provided with it the sound mitigation measures necessary to ensure that the amenity of occupiers of neighbouring premises is protected.
Reason: To protect the amenities of occupiers of nearby premises from unreasonable noise levels and having due regard to policy DM10 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and The National Planning Policy Framework, March 2012.

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

Location plan dated 25th November 2011
Block plan drawing number 1133-90-01 dated 25th November 2011
Block plan and photographs dated 1133-ph-01 dated 25th November 2011
Proposed elevations drawing number 1133-21-01 dated 25th November 2011
Floor plans drawing number 1133-00-01 dated 25th November 2011
Condensing unit manufactures specifications dated 2nd February 2012
Design and access statement dated 25th November 2011
Car parking statement dated 25th November 2011
Landscaping statement dated 25th November 2011

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 District Wide Local Plan 1996-2011
CS2 (Community Health Facilities)

Havant Borough Core Strategy 2011
CS16 High Quality Design
CS21 Developer Requirements
DM10 Pollution

National Policies
PPS 1 (Delivering Sustainable Development)

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 appropriateness of the design and the effect on the character of the area, the effect on neighbours properties, the effect on the highway and developer contributions. 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 Planning and Development service at the Civic Offices or by telephoning 023 9244 6015.

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(4) This permission was granted subject to a planning obligation agreement made under Section 106 of the Town & Country Planning Act 1990 dated 11th April 2012 which requires a Hampshire County Council transport contribution of £3848.36.



Mr Chris Murray
Service Manager (Planning Development)

17 April 2012