Havant BOROUGH COUNCIL

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Mr Laurenson
ADP Architects Ltd Richmond Court
94 Botley Road Park Gate
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For: Mr Rice

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

**Application Number:** APP/12/00187
**Site Address:** 136 London Road, Purbrook, Waterlooville
**Proposal: Variation of Condition 1 of Planning Permission APP/11/00199 to allow minor revisions to approved plans to include changes to entrance wall and piers; bin store; cycle store; minor resiting of building; eco pond; new dormers to Flat 5; removal of false chimney; new door and windows to Flat 2 and internal changes to Flats 1 and 2.**

Further to your application received on 17 February 2012, which was valid from 20 February 2012, 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 conditions imposed in relation to planning applications 07/53680/002 and APP/11/00199 shall continue to apply to this development.
**Reason:** To ensure a satisfactory form of development having due regard to policies CS9, CS11, CS16, CS17, CS20, CS21, DM11 and DM13 of the Havant Borough Core Strategy 2011 which forms part of the Local Development Framework and The National Planning Policy Framework, March 2012.

2 Construction of the wall hereby permitted shall not commence until samples and details of all external facing and roofing materials shall be submitted to and approved by the Local Planning Authority. Thereafter only such approved materials and finishes shall be used in carrying out the development.
**Reason:** To ensure the appearance of the development is satisfactory and having due regard to policies CS11 and CS16 of the Havant Borough Core Strategy 2011 which form part of the Local Development Framework and The National Planning Policy Framework, March 2012.

**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
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 |
| CS17 | Concentration and Distribution of Development within the Urban Areas |
| CS20 | Transport and Access Strategy |
| CS21 | Developer Requirements |
| CS9 | Housing |
| DM11 | Planning for More Sustainable Travel |
| DM13 | Car and Cycle Parking on Residential Development |

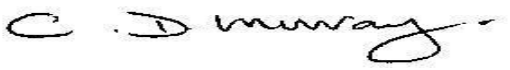
The Council considers, having regard to the objectives of these policies and The National Planning Policy Framework, March 2012, that the principle of the development is acceptable in this case, and also that the impact of the development is acceptable in terms of the effect on the character and appearance of the area, the effect on neighbouring properties, the effect on surrounding trees, highway implications and nature conservation impacts. 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 Development Control Service at the Civic Offices or by telephoning 023 9244 6015.

(4) The applicant is advised that the provision of a pond within the application site does not overcome the need to comply with condition 29 of application 08/72338/002 unless its requirements are varied by the submission of a variation of condition application as may be subsequently approved by the Local Planning Authority. In principle I can advise that the provision of a suitable habitat pond within the current application site instead of the rear site is likely to be acceptable subject to provision timing and suitable design.



Mr Chris Murray
Service Manager (Planning Development)

16 April 2012