



Havant
BOROUGH COUNCIL

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To:
Mr Dinenage
58 Hart Plain Avenue
Waterlooville
Hants
PO8 8RY

THE TOWN AND COUNTRY PLANNING ACT 1990
Refusal of Planning Permission

Application Number: 10/73614/002

Site Address: 58 Hart Plain Avenue, Waterlooville, PO8 8RX

Proposal: Loft conversion incorporating 2No. front dormers, first floor extension and front porch.

Further to your application received on 17 March 2010, 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 bedroom window on the rear elevation is likely to give rise to direct overlooking of the adjacent property (No.58a), to the detriment of the amenities of the occupants of this property. It would therefore be contrary to saved Policy D1 of the Havant Borough District Wider Local Plan 1996-2011 which forms part of the Havant Borough 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.

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- (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.

Shirley

Lo Mrs J A Batchelor
Head of Development & Technical
Services

13 May 2010