Havant
BOROUGH COUNCIL

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To:
Mr I Marshall
5
Lyne Place
Horndean
Waterloville Hants
PO8 9TP

For: Mr Smith

THE TOWN AND COUNTRY PLANNING ACT 1990
Grant of Planning Permission

Application Number: APP/10/00304
Site Address: 27 Park Lane, Cowplain, Waterlooville, PO8 8AD
Proposal: Single storey rear extension.

Further to your application received on 21 June 2010 which was valid from 22 June 2010 Havant Borough Council, as Local Planning Authority, **Grants Planning Permission Retrospectively** 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 your application.

(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 Construction works shall take place only between the hours of 0800 and 1800 hours on Mondays to Saturdays and not at all on Sundays and all recognised public holidays.
Reason: To protect the amenity of adjoining residents and having due regard to policies and proposals D1 of the Havant Borough District Wide Local Plan 1996-2011, which forms part of the Havant Borough Local Development Framework and Planning Policy Statement 23.

3 The north-west elevation of the development shall be finished in a coloured render to match that of the dwelling on the site within 2 months of the date of this permission, unless otherwise agreed in writing by the Local Planning Authority.

Reason: To protect the visual amenity of the area having due regard to saved policy D1 of the Havant Borough District Wide Local Plan 1996-2011 which forms part of the Havant Borough Local Development Framework, and Planning Policy Statement 1.

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)

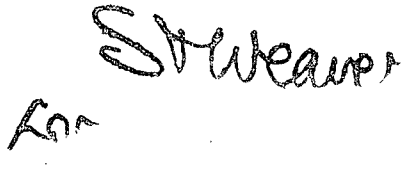
National Policies
PPS 1 (Delivering Sustainable Development)
PPS23 (Planning and Pollution Control)

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 appropriateness of the design, the effect on residential amenity and other issues. 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.gvo.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.



Mrs J A Batchelor
Head of Development & Technical Services

17 August 2010

Our Ref: APP/10/00304