Havant BOROUGH COUNCIL

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To:
Mr D Andrews
The Harrison Young Partnership
12 West Street
Emsworth
Hants
PO10 7DY

For: Mrs A Stiles

THE TOWN AND COUNTRY PLANNING ACT 1990
Discharge of Conditions Application

Application Number: 10/54425/010
Site Address: Westbrook, Bridgefoot Path, Emsworth, PO10 7EA

Proposal: Discharge of Condition No's 2 and 3 of Planning Permission 09/54425/009.

This decision relates to your application received on 28 January 2010, and in particular the plans and other documents submitted with your application.

Havant Borough Council as Local Planning Authority hereby APPROVES the submitted application as meeting the information requirements of the following Conditions of Planning Permission 09/54425/009.

The conditions in respect of which information has been submitted are:

2 Construction of the wall and railings hereby permitted shall not commence until samples and details of the bricks and railings to be used have been 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 saved Policies D1 and HE1 of the Havant Borough District Wide Local Plan 1996-2011, which forms part of the Havant Borough Local Development Framework, and Planning Policy Guidance 15.

The proposed use of the submitted wrought iron railings and Olde Essex Red Multi-Stock brick are considered acceptable as an appropriate materials for the wall provided that bricks with white headers which occur in the Olde Essex Red Multi-Stock are either not used or are built into the wall in such a way that the headers will not show. This has been agreed in the applicant's communication to Havant Borough Council dated 26 February 2010. These materials are hereby approved for the purposes of Condition 2

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3 The felling of the two Prunus trees for which consent is hereby granted shall not commence until a detailed scheme and specification for replacement tree planting on an adjacent part of the site has been submitted to and approved in writing by the Local Planning Authority; such specification shall include details of the species and size of such replacement planting.
Reason: To conserve and safeguard the visual amenities of the locality and having due regard to saved Policies D1 and L6 of the Havant Borough District Wide Local Plan 1996-2011, which forms part of the Havant Borough Local Development Framework.

The replacement planting detailed in drawing number 1142/3/02 Rev B is considered acceptable and is hereby approved in relation to Condition 3.

(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 Planning and Development service at the Civic Offices or by telephoning 023 9244 6015.

(4) The applicant is advised that this approval of Olde Essex Red Multi-Stock brick is given on the basis that bricks with white headers will not be used or will be built into the wall in such a way that the headers will not show. This is agreed in the applicant's communication to Havant Borough Council dated 26 February 2010.

Mrs J A Batchelor
Head of Development & Technical Services

25 March 2010

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