Havant
BOROUGH COUNCIL

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For: Mr A Rouf

**THE TOWN AND COUNTRY PLANNING ACT 1990**
**Refusal of Planning Permission**

**Application Number:** APP/10/00766
**Site Address:** 2 Stockheath Way, Havant, PO9 2DR
**Proposal: Single storey side extension.**

Further to your application received on 18 October 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 extension by reason of its external design, incorporating a front door, and internal room layout is considered tantamount to a separate unit of accommodation. The use of the extension as a separate unit of accommodation would constitute an undesirable, over intensive use of the site, having an adverse effect on the amenities of the both existing and future occupiers conflicting with the visual character of the streetscene and providing insufficient parking for both units. As such the proposal would be contrary to saved Policies D1 and T9 of the Havant Borough District Wide Local Plan 1996-2011, which forms part of the Havant Borough Local Development Framework, Policies CC1 and CC4 of the South East Plan 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.

Julia Potter
Executive Head of Planning and Built Environment

13 December 2010