

To:
Mr Boxall
4 Lisle Way
Emsworth
Hants
PO10 7XN

THE TOWN AND COUNTRY PLANNING ACT 1990
Refusal of Planning Permission

Application Number: APP/10/00033
Site Address: 4 Lisle Way, Emsworth, PO10 7XN
Proposal: Erection of a two storey side extension.

Further to your application received on 12 April 2010, which was valid from 20 April 2010, Havant Borough Council as Local Planning Authority **Refuses Planning Permission** for the above proposal.

The reasons for the Council's decision to refuse Planning Permission are:

- 1 The proposal would result in development at a 2 storey height across most of the plot, resulting in a loss of space about the building to the detriment of the visual amenities and spatial characteristics of the Lisle Way and Cotton Drive and causing loss of light and outlook to the occupiers of the neighbouring property. The development would therefore be contrary to saved Policy D1 of the Havant Borough District Wide Local Plan 1996-2011, which forms part of the Havant Borough Local Development Framework, Policy CC6 of the South East Plan and Planning Policy Statement 1.
- 2 The proposed development would result in an excessive building bulk adjacent to No.5 Lisle Way. This would be overbearing and detrimental to the outlook and amenities of the occupier of this property. The development would therefore be contrary to saved Policy D1 of the Havant Borough District Wide Local Plan 1996-2011, which forms part of the Havant Borough Local Development Framework, Policy CC6 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, as supplemented by additional information received on 27 May 2010.

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.
- (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/pes.


Mrs J A Batchelor
Head of Development & Technical
Services

10 June 2010