Havant
BOROUGH COUNCIL

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To:
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For:

THE TOWN AND COUNTRY PLANNING ACT 1990
Refusal of Planning Permission

Application Number: 10/71828/006
Site Address: 53A-55 Hulbert Road, Havant, PO9 3TB
Proposal: Application for non-material changes to Planning Permission No. 06/71828/000 relating to additional Velux windows to south elevation, position as indicated on drawing.

Further to your application received on 03 February 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 effect of the proposed 4No. rooflights, which are additional to the permission granted under 06/71828/000, are considered to be material changes as the development would need to be reassessed in terms of its impact upon the neighbouring property and would, as a result, require consultation with that neighbour.

To approve the change as a non-material amendment without such consultation would therefore result in the criteria set out in saved Policy D1(iv) 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, not being complied with.

Should you wish to pursue the changes proposed, a revised planning application will need to be submitted.

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.

Our Ref: 10/71828/006

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/pcs.

Mrs J A Batchelor
Head of Development & Technical Services

13 April 2010

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