

Planning Ref: APP/22/00837
TDC Ref: B242117 – 3.1.1

14th November 2025

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NMA APPLICATION TO VARY THE WORDING OF CONDITION 16 ON PLANNING CONSENT
APP/22/00837 (Erection of a 64 bed care home (within Use Class C2) and 6No.
dwellings(within Use Class C3) with associated works including access, parking and
landscaping.)

Dear Sir/Madam,

We are the project delivery architects working on behalf of Barchester Healthcare Ltd who are developing the site at Hart Plain Avenue, Waterlooville and will operate the proposed care home under the above planning approval.

We are looking to amend the wording of condition 16 which requires a BREEAM post construction certificate to be submitted to the local authority within 6 months of the care home first becoming occupied.

We understand from our BREEAM assessor that the Building Research Establishment (BRE) are currently taking longer than 6 months after completion of projects to review the submitted documentation & issue their certificates so we wish to amend the wording to allow for 12 months so we do not inadvertently breach the condition.

We suggest the following amendment:

Existing Condition 16:

*Within **6 months** of the care home first becoming occupied, written documentary evidence proving that the development has achieved at minimum Very Good against the BREEAM Standard in the form of post construction assessment and certificate as issued by a legitimate BREEAM certification body shall be submitted to the Local Planning Authority for its approval.*

Proposed Condition 16:

*Within **12 months** of the care home first becoming occupied, written documentary evidence proving that the development has achieved at minimum Very Good against the BREEAM Standard in the form of post construction assessment and certificate as issued by a legitimate BREEAM certification body shall be submitted to the Local Planning Authority for its approval.*

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Should you have any comments or queries, please contact our office and we will be happy to assist.

Yours Sincerely

Gwilym McGivern

For and on behalf of TDC Architects