



Planning Services
Havant Borough Council
Public Services Plaza
Civic Centre Road
Havant
Hampshire
PO9 2AX

22nd January 2026

Ref. SP19-1085

Dear Sirs,

Town and Country Planning Act 1990 (As Amended)
Land to the west of B&Q, Purbrook Way, Havant
Discharge of Planning Conditions No. 17 and 18 of Planning Permission Ref. APP/24/00330

On behalf of our client, Lidl UK GmbH (*the applicant*), Simply Planning Limited (*SPL*) are instructed to submit the enclosed application which seeks to discharge 2no. planning conditions pursuant to planning approval APP/24/00330, dated 4th February 2025. That application awarded planning consent for:

“Erection of retail foodstore with associated car parking, access, landscaping and engineering works.”

The permission was subject to a total of 20no. planning conditions. This application seeks to discharge Condition No. 17 (Habitat Management Monitoring Plan) and Condition No. 18 (Habitat Creation).

Condition No 17 (HMMP)

Condition No. 17 refers to the previously approved Habitat Management Monitoring Plan (HMMP). It states that:

“Notice in writing shall be given to the Council when the:

(a) HMMP has been implemented; and

(b) Habitat creation and enhancement works set out within the HMMP have been completed.”

A previous application was made to the LPA to discharge the ‘Habitat Management and Monitoring Plan’. This approved document sets out the details regarding the proposed habitat management and monitoring proposed upon the application site for the next 1 to 5 and then every 5 years after for 30 years.

The approved HMMP outlined how the application site was to be managed over the prescribed period to create and enhance habitats for biodiversity net gain (BNG).

The HMMP contained a Habitat Retention Plan which provided the locations of habitats that were to be retained (whether to be protected and, or, enhanced), alongside those habitats which were to be created.

In accordance with the requirements of Condition No. 17 (a), SPL write to formally confirm to the LPA that the approved HMMP has been implemented. Further, the habitat creation and enhancement work, as set out within the HMMP has been completed on site, as part of the wider planned landscape strategy. Photographs showing the landscape works and habitat creation, as undertaken on site, are shown at **Landscaping Photographs**.

In addition, a site walkover meeting was held on 22nd January 2026 accompanied by the LPA’s Ecologist (Tristan Norton). During this meeting, it was agreed that the wildflower seeding will be completed when weather conditions improve with the ground conditions currently too wet to seed. This is shown in the photograph below.

The seeding is anticipated to take place in early March, and a further update will be provided to the LPA in due course.



Condition No. 18 (HMMP/Habitat Creation)

Condition No. 18 is worded as follows:

- (a) *“Where the approved HMMP under Condition No. 16 proposed offsite habitat creation and/or offsite habitat enhancement works, the retail unit hereby permitted shall not be occupied until evidence that such works have been secured and/or delivered in accordance with the HMMP has been submitted to and approved in writing by the Local Planning Authority.*
- (b) *Where the approved HMMP under Condition No. 16 proposes onsite habitat creation /or onsite habitat enhancement works, these works shall be carried out in full accordance with the approved details either prior to the first occupation of the retail unit hereby permitted or within the first planting season thereafter. Evidence of completed offsite habitat works shall be submitted to the Local Planning Authority within 1 month of the completion of these works. In order to discharge this condition, the evidence must be approved in writing by the Local Planning Authority.”*

With regards to off-site habitat creation, our client has secured off site BNG credits via The Iford Estate. This had been previously agreed in advance with the LPA. However, confirmation that this off-site enhancement has been secured is provided in the form of:

- BNG Allocation Agreement signed between J&H Robinson (Iford Farms) Limited and Lidl Great Britain Limited and (dated 28th March 2025).

- Email confirmation from Natural England that our client's application to record allocation of off-site biodiversity gains to a development has been accepted (Email dated 7th April 2025).
- Receipt (6th March 2025) from The Iford Estate totalling £9,900 for off-site BNG enhancement.
- Receipt (1st April 2025) from The Iford Estate totalling £415,200 for off-site BNG enhancement.

Alongside confirmation and supporting evidence (including Verification Report) that habitat creation has taken place on site, the above is considered sufficient to discharge Condition No. 18 parts (a) and (b).

Conclusions

In addition to the completed planning application forms and copies of the above supporting documents, the requisite discharge of condition planning fee of £298 has been made through the Planning Portal upon submission. I trust that the enclosed information can be duly registered, and I look forward to formal discharge of the conditions in due course.

If you require any further information, please do not hesitate to contact me.

Yours faithfully,



Alastair Thornton

Director

Encs.