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Enquiries to	Chris Hirst	My reference	058324
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Date	29 January 2026	Email	

For attention of

Dear Sirs

**Re: APP/25/00835 At Langstone Technology Park, 2B Langstone Road,
Havant, PO9 1SA**

**Variation of S106 of Planning Permission APP/22/00172 relating to
Highways Works, particularly (b) The Langstone Road turn right works
and roundabout signage as shown in principle on Plan 2, and clarifying
the works to which part (b) relates alongside an amendment to move out
the trigger for the completion of these works 'prior' to the occupation of
Phase 3.**

Thank you for consulting the Highway Authority on the above planning application which seeks to vary the Section 106 agreement associated with the planning permission granted under planning reference APP/22/00172 for the redevelopment of Langstone Technology Park.

Specifically, the variation seeks to split some of the elements of the highway works to be delivered prior to occupation of certain phases of the development. These are summarised as follows:

- Parts A and C of the highway works (improvements to Footpath 51, cycle improvements works at the site access junction and signage for the new cycleway) to be delivered prior to occupation of Phase 2.
- Part B of the highway works (Langstone Road right turn lane works and roundabout signage) to be delivered prior to occupation of Phase 3.
- In the event that occupation of Phase 3 is delayed, Part B of the highway works will be delivered to Certificate of Completion standard within 24 months of the signature of the agreement.

Deputy Chief Executive and Director of Hampshire 2050
Gary Westbrook

The Highway Authority is satisfied with the suggested amendments to the triggers. Parts A and C of the highway works have already been implemented by the applicant, while Part B is necessitated as future phases of the site are occupied and traffic generation associated with each phase becomes apparent on the local highway network. As such, delivery of the Part B prior to occupation of Phase 3 is considered acceptable, with a back stop delivery mechanism in place to ensure delivery of the works if there are delays to occupation.

Following consideration of the amended triggers, the Highway Authority raises no objection to the proposed application and any subsequent S106 variation which seeks to alter the corresponding obligations noted above.

Yours faithfully,

Chris Hirst
Principal Transport Planner - Highway Development Planning
Hampshire 2050