Havant BOROUGH COUNCIL

Public Service Plaza
Civic Centre Road
Havant
Hampshire PO9 2AX

T 023 9247 4174
F 023 9248 0263
DX 50005 Havant

www.havant.gov.uk

To:
Ms B Stala
2 Charlotte Place
Southampton
SO14 0TB

For: Mr C Fletcher

The Town and Country Planning (Development Management Procedure) (England) Order 2010
Approval of Reserved Matters

Application Number: APP/14/00061
Site Address: Berewood Phase 2 Development Site, London Road, Purbrook, Waterlooville
Proposal: Reserved Matters Application for landscaping of Phase A of the Town Park (under Condition 6(i)d), together with discharge of Condition 6(ii)(f)(ecological mitigation) and condition 3 (Compliance with outline documents) of Planning Permissions APP/10/00828.

Further to your application received on 16 January 2014, Havant Borough Council, as Local Planning Authority, **Grants Approval for the Reserved Matters** submitted pursuant to Conditions 6(i)(d), 6(ii)(f) and 3 of Outline Planning Permission APP/10/00828 in accordance with the submitted plans and particulars as detailed below.

This permission is subject to compliance with:

(i) The conditions imposed on the Outline Planning Permission APP/10/00828 dated 18 April 2012.

(ii) The plans and other documents submitted with regards to your application, and

(iii) The following additional conditions:

Conditions:

1 Notwithstanding the details hereby approved no disturbance of the original top soil nor any excavations shall be undertaken until the applicant has secured the implementation of a programme of archaeological mitigation of impact, if appropriate, in accordance with a Written Scheme of Investigation that has been submitted to and approved by the Local Planning Authority.
Reason: To mitigate the effect of the works associated with the development upon any heritage assets and to ensure that information regarding these heritage assets is preserved by record for future generations and having due regard to policy CS11 of the Havant Borough Local Plan (Core Strategy) 2011 which forms part of the Local Development Framework and the National Planning Policy Framework 2012.

2 The development hereby permitted shall be carried out in accordance with the following approved plans and documents:

Application form
Application plan
Application boundary SNUD 264265 E9

Application boundary SNUD 264265 E10
Illustrative Town Park Masterplan D2050 L. TPA 100
Town park Illustrative Plan: Location of Wildflower Areas D2050 L. TPA 101 and email from Savills of 1st July 2014 (For information)
Comparison Study: Extract of Ecology Masterplan of Town Park from Environmental Statement produced by BbD (For information)
Landscape Design Statement Rev A
Plant Schedule D2050 L.TPA 300 A
Detailed soft Landscape Plan 1 of 4 D2050 L. TPA 301A
Detailed soft Landscape Plan 2 of 4 D2050 L. TPA 302
Detailed soft Landscape Plan 3 of 4 D2050 L. TPA 303
Detailed soft Landscape Plan 4 of 4 D2050 L. TPA 304
Detailed hard Landscape legend D2050 L.TPA 200
Detailed hard Landscape Plan 1 of 4 D2050 L. TPA 201
Detailed hard Landscape Plan 2 of 4 D2050 L. TPA 202
Detailed hard Landscape Plan 3 of 4 D2050 L. TPA 203
Detailed hard Landscape Plan 4 of 4 D2050 L. TPA 204
Indicative Sections across Town park Phase A D2050 L. TPA 500

Berewood Town Park Phase A: Protected Species Mitigation Advice Note
Biodiversity by Design 12 March 2014 Final

Savills' letters ref SNPL262227
15 January 2014
17 March 2014

Reason: - To ensure provision of a satisfactory development.

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.gvo.uk/pcs.

(3) Any failure to adhere to the details of the approved plans, and other documents or to comply with any conditions listed above may lead to enforcement action being taken by the Council. If you wish to depart from the approved details or conditions in any way you should contact the Development Control Service at the Civic Offices or by telephoning 023 9244 6015.

(4) Your attention is drawn to the provisions of Section 12 of the Hampshire Act 1983, relating to access for the Fire Brigade. A copy of the Act may be inspected at the Planning and Development Reception at the Civic Offices.

(5) Before undertaking any work which affects a public highway (including a footpath) you must obtain specific written approval from the Head of Technical Services, Havant Borough Council, Civic Offices, Civic Centre Road, Havant PO9 2AX (tel. no (023)9244 6428/9). This requirement applies not only to the creation of new vehicle accesses involving excavation within a footway, verge or carriageway but also to the stopping of existing access(es) or the construction of new boundary walls and foundations immediately alongside the public highway.

(6) You are advised that consent may be required from Southern Water Services Ltd to build in the vicinity of public sewer. You can inspect a copy of the Southern Water Services Maps of public sewers, which are held by Technical Services at the Civic Offices to determine the proximity of any public sewer to the proposed development. If you are in any doubt or need information regarding the procedure for obtaining consent from Southern Water Services Ltd, you should seek further advice from the Development Control Manager, Southern Water Services Ltd (01962 714585).

(7) In accordance with paragraphs 186 and 187 of the NPPF Havant Borough Council (HBC) takes a positive and proactive approach and works with applicants/agents on development proposals in a manner focused on solutions by:

- Offering a pre-application advice service, and
- Updating you of any issues that may arise in the processing of your application and where possible suggesting solutions, and,

In this instance:

- You sought and were provided with pre-application advice,
- You were updated about issues after the initial site visit.

(8) The planning permission hereby granted relates solely to land within the administrative area of Havant Borough Council and the developer's attention is drawn to the corresponding planning permission 14/00092/REM granted by Winchester City Council.



Mr Chris Murray
Service Manager (Planning Development)

22 July 2014