

Mr Lewis Oliver
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SW1E 5BY

For Applicant:
Portsmouth Water

The Town and Country Planning Act 1990
Notification of Decision

Application Number: APP/25/01027

Site Address: Havant Thicket Reservoir Site

Proposal: Details to Discharge of conditions 8 (Surface water drainage scheme), 15 (Playing Field Reinstatement), 29 (Construction Lighting) and 33 (Site Compound Details for Phase 2b) of planning permission reference APP/24/00405 dated 22nd September 2025 (Submission Phase 2B).

Havant Borough Council as Local Planning Authority has made the following decision relating to your request to discharge condition(s):

Condition(s):

8	<p>Surface Water Drainage (SUDS) & Drainage Management</p> <p>No development shall commence within a Phase until a detailed surface water drainage scheme for that Phase, has been submitted to and approved in writing by the Local Planning Authority. The scheme shall subsequently be implemented in accordance with the approved details before the development is completed.</p> <p><u>Reason:</u> To ensure a sustainable drainage system is implemented to manage the increased risk of flooding, to improve and protect water quality and improve habitat and amenity.</p> <p>Details Submitted Drainage Management Plan for Phase 2b. HTR-WAB-PI-ZZ-PL-W-0011 10th December 2025</p>	PartDischarge: For Phase 2b	19/06/2026
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15	<p>Playing Field Reinstatement</p> <p>No works on the playing field shall commence until a scheme for the removal of the works/compound and the reinstatement of the playing field land has been submitted to and approved in writing by the Local Planning Authority in consultation with Sport England. The reinstatement scheme must be in accordance with the agronomist report (report titled: AI-HTR-WAB-PI-P2-RP-W-0001_HAVANT RUGBY CLUB AGRONOMY REPORT) and Sport England guidance "Natural Turf for Sport" (2011). The works/compound must be removed from the site within 3 months of completion of the works on the playing field. Within 3 months of, or in the first planting season following, the removal of the works/compound the playing field land must be reinstated in accordance with and comply with the approved reinstatement scheme and ensure a suitable timeframe for bedding in before use is commenced.</p> <p><u>Reason:</u> To ensure the site is restored to a condition and be used for sports recreation in accordance with the NPPF and Sport England Advice.</p> <p>Details Submitted Havant Rugby Pitch Reinstatement Scheme HTR-WAB-PI-P2-RP-W-0002</p>	Fully Discharged	19/06/2026
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Fully Discharged: The details hereby approved are considered to be in accordance with the relevant adopted policies of the Council, in particular the policies contained within the Havant Borough Local Plan (Core Strategy) 2011.

29	<p>Details of Lighting (Permanent and Temporary including construction)</p> <p>Prior to the installation of any external lighting and construction lighting, a lighting strategy shall be submitted to and approved in writing by the Local Planning Authority. The strategy shall include details of the lighting specification, design measures to minimise light pollution, and any operational restrictions proposed (such as shielding or timers), with supporting plans and isolux diagrams, as necessary.</p> <p>All external lighting associated with construction activities shall be designed, positioned, directed, and operated to minimise light spill onto adjoining land and properties and to avoid unnecessary illumination of the night sky. The Strategy must include:</p>	Fully Discharged	19/06/2026
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	<p>i. Proposed specifications for external lighting.</p> <p>ii. Measures to prevent obtrusive light to residents and distraction of motorists.</p> <p>iii. Measures to minimise light pollution.</p> <p>iv. Appropriate energy efficiency technology</p> <p>v. Permanent lighting will comprise hooded luminaires directed away from vegetation, particularly the boundary hedgerows and treelines to avoid any light spill onto retained vegetation.</p> <p>vi. Lighting will follow good practice current at the time of detailed design. The lux level will be as low as possible to meet their purpose safely and effectively. The development shall be carried out in accordance with the approved Lighting Strategy and shall be retained and maintained as such thereafter.</p> <p>The lighting shall be operated in accordance with the approved strategy for the duration of the construction works The development shall be carried out in accordance with the approved details and retained thereafter.</p> <p><u>Reason:</u> In the interests of safety, visual and residential amenity and habitats and the environment. To accord with policies DM10 & CS15 (Havant Borough Local Plan (Core Strategy) 2011), and the National Planning Policy Framework (2024).</p> <p>Details Submitted PI-ZZ-RP-W-0013_Construction Lighting Strategy 31st October 2025 Rev: A5.C01</p>		
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Fully Discharged: The details hereby approved are considered to be in accordance with the relevant adopted policies of the Council, in particular the policies contained within the Havant Borough Local Plan (Core Strategy) 2011.

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 6571.
2.	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 Planning and Development service at the Plaza or by telephoning 023 9244 6015.
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Paul Barton

Paul Barton

Interim Head of Planning

Havant Borough Council
8 July 2026