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Enquiries to	Zara Rogers	My reference	061341
Direct Line	N/A	Your reference	APP/26/00571
Date	21 August 2026	Email	havantdc@hants.gov.uk

For attention of Ms Fox

Dear Sirs

Re: APP/26/00571 At Proposed Development site (former Electricity Board site), Bartons Road, Havant

Discharge of conditions 3,4,6,11,13,14,16,17,19,20,21,22,23,24 and 25 of Planning Permission APP/25/00639 (28.05.26).

Thank you for the consultation for the discharge of condition 3 and 21. The Highway Authority would like to make the following comments.

Condition 3 reads as follows *"Prior to the commencement of development, details of the proposed secondary access serving Havant and Waterlooville Football Club shall be submitted to and approved in writing by the Local Planning Authority. The submitted details shall include, but not be limited to, the design, layout, and specification of any height and width restriction measures to be installed. The secondary access shall be completed in full in accordance with the approved details prior to the first occupation of the development and shall be retained thereafter.*
Reason: To ensure that safe and suitable access to the site is provided, in the interests of highway safety, and to ensure that the proposed height and width restriction measures are appropriate for the intended use of the secondary access in accordance with Havant Local Plan Policies CS20 and CS16."

Whilst condition 21 reads as "*Prior to the commencement of the development details of the following items must be agreed in writing with the Local Planning Authority in consultation with the Highway Authority:*

A. Street Lighting Design
B. Drainage Strategy

C. Final ground levels plan
D. Final materials plan

The above matters should be implemented in accordance with the approved plans and be implemented prior to the occupation of any dwellings of which are reliant on such part of the network for access.
Reason: To ensure the development provides safe and suitable access and highway arrangements, and to secure appropriate drainage, levels and materials within adoptable or highway-related areas, in accordance with Policies DM11 and CS16 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework."

To discharge the above planning conditions (3 & 21) the applicant has submitted a variety of highway related drawings. It is noted that both these conditions is intrinsically linked to the S38 process whereby the internal road network is to be offered for adoption by Hampshire County Council. It is understood that the applicant is intending to offer the internal road network up for adoption based on discussions undertaken as part of the planning application.

The applicant to date has not engaged with the Highway Authority through the S38 process. Discharge of both conditions, 3 and 21, at this time is therefore considered premature. The applicant is required to enter into the S38 process with the drawings once approved to be submitted in order to discharge this planning condition.

Yours faithfully,

Zara Rogers
Senior Transport Planner - Highway Development Planning
Universal Services