

## HAMPSHIRE COUNTY COUNCIL

### Officer Decision Record

<b>Decision Maker:</b>	Ben Clifton – Development Planning Team Leader
<b>Title:</b>	Land at London Road, Havant – S278 Agreement Legal Ref: 101689 DP Ref: 6/3/13/163
<b>Reference:</b>	

**Tel:** 01962 84 846761      **Email:** Ben.clifton@hants.gov.uk

#### 1. The decision:

- 1.1. That authority be given to the Chief Executive's Department in accordance with Paragraph 1.23 of the Economy, Transport and Environment Department's Scheme of Delegation to enter into an agreement under Section 278 of the Highways Act 1980 with Hampshire County Council and Churchill Retirement Living Limited relating to Land at London Road, Havant.

#### 2. Reason(s) for the decision:

- 2.1. Planning consent for development of the Land at London Road, Waterlooville was obtained from East Hampshire District Council under reference 12/00785
- 2.2. In order to access the development, a new vehicular access is required. The developer has submitted and gained approval to a design for the works consisting of;
  - A new separate vehicular access from Maurepas Way and vehicular egress to London Road including dropped crossing points
- 2.3. The completion of the Section 278 Agreement enables the developer to undertake the highway works, in accordance with the terms and conditions that the County Council has stipulated. The works are considered to provide public benefit.
- 2.4. The County Council has agreed that following completion of the works and a one-year maintenance period to thereafter maintain the works as public highway.
- 2.5. The full cost of the works, including any costs to the County Council in facilitating the works, will be met by the developer under the terms of the Agreement.

**3. Other options considered and rejected:**

*Not to agree to enter into the agreement*

- 3.1. This option was considered but dismissed on the basis that the applicant has demonstrated that the proposed works can be constructed in a safe manner and to an acceptable standard, that planning consent for the development including access exists, and that the works will provide essential access to the development site.

*To agree a different specification of works*

- 3.2. This was considered but dismissed. The access works as secured in the Agreement are considered to be satisfactory and appropriate to provide access to the development without unacceptably impacting on the safety of the public highway.

**4. Conflicts of interest:**

- 4.1. Conflict of interest declared by an Executive Member who is consulted by the officer which relates to the decision: None

**5. Dispensation granted by the Head of Paid Service:**

- 5.1. None

**6. Supporting information:**

- 6.1. Final draft legal agreement

**Approved by:**

**Date:**

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**05<sup>th</sup> October 2015**

**Ben Clifton – Development Planning Team Leader**

**On behalf of the Director of Economy, Transport and Environment**