

Appendix D - Suggested Conditions

1. Within 6 months of the date of this permission the following information shall be submitted to the Local Planning Authority for approval:
 - a) A water efficiency calculation which demonstrates that no more than 110 litres of water per person per day shall be consumed within the development, and this calculation has been submitted to and approved in writing by the Local Planning Authority
 - b) A mitigation package addressing the additional nutrient input arising from the development has been submitted to, and approved in writing by the Local Planning Authority. Such mitigation package shall address all of the additional nutrient load imposed on protected European sites by the development and be implemented in full prior to first occupation and shall allow the Local Planning Authority to ascertain on the basis of the best available scientific evidence that such additional nutrient loading will not have an adverse effect on the integrity of the protected European Sites, having regard to the conservation objectives for those sites; and
 - c) All measures forming part of that mitigation have been secured and submitted to the Local Planning Authority.

Reason: To accord with the Conservation of Habitats and Species Regulations 2017, and Policy CP11, CP16 and CP21 of the Winchester District Local Plan Part 1.

2. Within one month of the date of this permission detailed proposals for the disposal of foul and surface water shall be submitted to The Local Planning Authority for approval. The approved details shall be fully implemented within 6 months of the details being approved.

Reason: To ensure satisfactory provision of foul and surface water drainage.

3. Within 1 month of the date of this permission details of a site development plan that is compliant with the Model Standards for Caravan Sites, for the site as a whole, shall be submitted to the local planning authority for approval. These works shall be carried out within 6 months of approval of the details. These details shall include:
 - Site layout including access roads and pitch layouts
 - All boundary treatment;
 - Hard surfacing materials;
 - car parking layout;
 - other vehicle and pedestrian access and circulation areas;
 - proposed and existing functional services above and below ground (eg. drainage, power, communications cables, pipelines etc, including lines, manholes, supports etc.);
 - planting plans (for new trees, hedges and other planting);
 - schedules of plants, noting species, plant sizes and proposed numbers/densities where appropriate;
 - children's play areas

Reason: To ensure the provision, establishment and maintenance of a reasonable standard of living in accordance with the approved designs.

4. Details of any external lighting of the site shall be submitted to, and approved in writing by the Local Planning Authority within 1 month of the date of this permission. The approved details shall be implemented within 6 months of the date of written approval.

Reason: To protect the character and appearance of the countryside.

5. The site shall not be occupied by any person other than gypsies and travellers as defined in Annex 1 of the Planning Policy for Traveller Sites.

Reason: The site is situated outside of a defined settlement boundary within a countryside location where new residential development would not normally be permitted. This proposal is an exception to countryside policy having regard to the needs and circumstances of Gypsy & Travellers.

6. No more than 38 caravans, as defined in the Caravan Sites and Control of Development Act 1960 and the Caravan Sites Act 1968 (as amended) shall be stationed on the site at any time, of which no more than 19 shall be static caravans/mobile homes.

Reason: To define the extent of this planning permission and to prevent more intensive use of the site.

7. All mobile homes positioned on the site shall meet the definition of 'caravan' in the Caravan Sites and Control of Development Act 1960 and the Caravan Sites Act 1968 (as amended).

Reason: The site is in an area where residential development is not normally permitted.

8. No commercial activities shall take place on the land, including the storage of materials.

Reason: To protect neighbouring amenities and the character of the countryside

9. No vehicle over 3.5 tonnes shall be stationed, parked or stored on this site.

Reason: To protect neighbouring amenities and the character of the countryside.