

Consultee Comments for Planning Application APP/23/00488

Application Summary

Application Number: APP/23/00488

Address: Land East Of, College Road, Purbrook, Waterlooville

Proposal: Application for mixed use residential development comprising 628 dwellings, community centre, allotments, public open space including play areas, new junction to College Road, related internal access road, footways and cycleways, pumping station and drainage basins.

Case Officer: Arleta Miszewska

Consultee Details

Name: Consultee Landscape Architect

Address: Public Service Plaza, Civic Centre Road, Havant PO9 2AX

Email: Not Available

On Behalf Of: Landscape Team, Havant Borough Council

Comments

Planning Application APP/23/00488 Land East Of, College Road, Purbrook, Waterlooville

Application for mixed use residential development comprising 628 dwellings, community centre, allotments, public open space including play areas, new junction to College Road, related internal access road, footways and cycleways, pumping station and drainage basins.

From a landscape perspective we have the following comments:

- We welcome the introduction of the roman inspired play spaces and the reference to the historical element of the site, however the proposed location for the play area is deemed to be too close to the A3(M) to its detriment due to the users enjoyment and potential health risk. All play areas should be located as far away from the A3(M) as possible.
- To mitigate the visual impact of the development we require strategic landscape buffers to screen the site. The existing green corridor which runs west of the A3(M) should be enhanced with legacy UK native tree species such as Oak, Beech, Hornbeam etc to create a strong visual barrier, which must be a minimum width of 15m at its narrowest point. Additionally we will require boundary screening planting along college road to help retain the character of College road. The reinforcement of the green infrastructure will also comply with Policy CS13.
- We welcome the potential footpath connection into the development site south of south downs college. The footpath should be a bound surface to ensure this route is useable all year round.
- The footpath which runs north of the Portsmouth Golf club should connect to promote sustainable transportation(unit 115 to unit 210).
- The proposed site population based on a 2.5 multiplier of 628 dwellings is 1570 and to conform to HBC open space strategy will require the following provisions; amenity green space 0.94 Ha,

Parks and gardens 1.3 Ha, Natural and semi-natural space 2.83 Ha. In terms of play provision and a scale of development of 501+ dwellings will require a local area for play (LAP), locally equipped area of play (LEAP), Neighbourhood equipped area for play (NEAP) and a multi-use games area (MUGA). This provision of open space and play facilities must be demonstrated.

Kind regards,

Harry Mitchell CMLI
Chartered Landscape Architect
Havant Borough Council