

Senior Conservation Officer – comments

APP/20/00827 – 4 The Gardens, Havant

Previous response to TPP APP/18/00383:

The site for the proposed use and storage container neighbours the Grade II Warblington Lodge. Therefore, it is appropriate to understand if the proposals will have an adverse impact on its setting.

It is my view that due to the intervening and mature screening that sits between the properties that any impact on the setting of the listed building is minimal and unlikely to be harmful. However, the storage container proposed is industrial in appearance and could not be considered to relate sympathetically to a residential setting. Nonetheless it would be located out of view from the street scene. I would therefore ask that consideration is given to limiting the approval of the container for a fixed period.

The current application seeks the same approval but on a permanent basis this time:

Change of use from garage to internet based business involving storage of motorbike parts and goods and packaging and distribution of goods. Retention of container for storage relating to the business use. (Renewal of Planning Permission APP/18/00383.)

Response:

Although the proposal retains a container for business use, I consider that the siting of the container between a garage and the main house, set approximately 18m from the common boundary and with intervening trees, means that any harmful impact on the setting of the listed building is minimal. As such no objection is raised to the permanent retention of the container.

Conclusion – No objections

Rachael McMurray – 24/11/20