

Consultee Comments for Planning Application APP/20/00366

Application Summary

Application Number: APP/20/00366

Address: Eastleigh House, Bartons Road, Havant, PO9 5NA

Proposal: Provision of 5no. 1 bedroom retirement bungalows.

Case Officer: Lesley Wells

Consultee Details

Name: Consultee Landscape Architect

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

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On Behalf Of: Landscape Team

Comments

Planning Application APP/20/00366 Eastleigh House, Bartons Road, Havant, PO9 5NA

Provision of 5no. 1 bedroom retirement bungalows.

From a landscape perspective we have the following comments:

- It is unclear from the proposed site plan how pedestrians are to access/egress the site. We require a continual off road footway provision to services all dwellings. At present the footpath does not connect to the one south of Eastleigh house and/or onto north onto Bartons Road
- The proposed disabled parking bays are not DDA compliant as the hatching should be present on the both sides as well as the rear of the bay. See BS 8300:2009 for correct layout.
- The location and access to the bins is deemed not to be acceptable. If a vehicle is parking in the parking bay there is insufficient room to access to the bin store. Furthermore it is in too closer proximity to the rear garden of plot 1 and we have concerns with the smells.
- The proposed location of the cycle storage is deemed to be poor and will create an unsightly view from plot no. 3 kitchen window. We would recommend extending the footpath to the end of plot 3 and the having the bike storage north/east of plot 3. This would allow space for a small communal area for the residents to utilise.

We require the following drawings for submission:

- A soft landscape scheme requiring submission of fully annotated plans at sufficient scale to identify species of individually planted trees, shrubs, hedges, marginal, bulbs and any areas of turfing / seeding. Planting areas should show the locations of different single species groups in relation to one another, and the locations of any individual specimen shrubs. Other information shall include plant specification schedules, comprising plant size, number and density.

- Hard landscape details requiring submission of fully annotated plans at sufficient scale that comprise the proposed range of coloured and textured surfacing treatments, which identify:
 - hard surfacing material type / product reference and colour
 - laying bond
 - edging or kerb detail / type
- Boundary details requiring submission of fully annotated plans at sufficient scale showing the locations of existing, retained and proposed new boundary treatments, with scaled elevation drawings to show height, design, materials, type and colour of proposed new.

Kind regards,

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