

Consultee Comments for Planning Application APP/19/00324

Application Summary

Application Number: APP/19/00324

Address: 5-7 Station Road, Hayling Island

Proposal: Demolition of existing dwelling and business units and construction of a 2/3 storey building to provide 19 flats and 2 commercial units with vehicle and bicycle parking and a bin store.

Case Officer: Steve Weaver

Consultee Details

Name: Consultee Landscape Civil Engineering & Landscape Team

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

Email: landscape@havant.gov.uk

On Behalf Of: Landscape Team

Comments

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Demolition of existing dwelling and business units and construction of a 2/3 storey building to provide 19 flats and 2 commercial units with vehicle and bicycle parking and a bin store.

From a landscape perspective we have the following comments:

- The proposed disabled parking bay 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.

There is insufficient information provided to comment on the landscape elements of the proposed development as such we require the following drawing to be submitted for comment:

- A detailed 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 tree pit details, specification schedules, comprising plant size, number and density, as well as, the proposed planting implementation programme.

- Hard landscape details requiring submission of fully annotated plans at sufficient scale that comprise a range of coloured and textured surfacing treatments, which identify:

- finished levels

- hard surfacing material type / product reference and colour

- laying bond

- edging or threshold detail / type
- retaining structures or steps
- 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 walling / fencing or other type of enclosure and associated gates.
- Further details on building material specification for the development requiring submission including material type, product reference and colour to understand how the proposed development will affect the existing streetscape.

Kind regards,

Harry Mitchell
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