

Fw: FAO Natasha Webb- FW: Land off Westwood Close, Emsworth (Ref 17/01012)

Haywood, Daphney

Wed 03/01/2018 09:52

To: bst shared <bst@havant.gov.uk>;

County Minerals comments for idox please

From: Planning Policy <planning.policy@hants.gov.uk>

Sent: 22 December 2017 10:53

To: 'Simon Ware'

Cc: Haywood, Daphney

Subject: RE: FAO Natasha Webb- FW: Land off Westwood Close, Emsworth (Ref GEN/17/01012)

Dear Simon

Thank you for the information, upon reviewing the borehole data and your interpretation, we agree that it would not be viable to extract from this location. To address this could you include a small paragraph within the planning statement to allow it to be seen that this issue has been rectified and that Hampshire County Council as the Minerals Planning Authority has been consulted, including the references to the supporting data.

FAO Daphney Haywood: Natasha is currently on Maternity leave and won't be back until late 2018.

Kind regards

Tom

Tom Uglow

Policy Technical Support Officer

01962 846591

Thomas.Uglow@hants.gov.uk

Economy, Transport & Environment Department

EII Court West, The Castle, Winchester

Hampshire, SO23 8UD



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From: Simon Ware [mailto:sware@wdeconsulting.co.uk]
Sent: 15 December 2017 17:31
To: Planning Policy
Cc: daphney.haywood@havant.gov.uk; Ian Wallace
Subject: FAO Natasha Webb- FW: Land off Westwood Close, Emsworth (Ref 17/01012)

Natasha,

We have been in discussions with Daphney Haywood from Havant Local Authority regarding a site in Emsworth which my client Hampshire Homes have been looking at. They are seeking clarification on the reference to mineral exploration which was made in the pre app comment received back from Havant.

In short the British Geological Survey indicates that there is likely to be clayey gravel to 3m depth overlying London Clay. The high clay content within the gravels would suggest that these materials will not be suitable for mineral extraction.

In addition should mineral extraction be undertaken on this site, then there will be a large void that will need to be backfilled with imported materials,. These materials will result in piled foundations for all dwellings and will have an effect on the management of surface water drainage. It is unlikely that the financial gains from mineral extraction will outweigh the potential uplift in development costs and may actually make the scheme financially nonviable.

It is therefore our opinion that mineral extraction would not be appropriate for further consideration on this site.

Could you kindly advise as to how the reference to mineral extraction could be resolved for this site.

Simon Ware (Managing Director)
WDE Consulting Ltd

Tel: (01442)825570 **Mobile:** (07748)653021 **Website:** www.wdeconsulting.co.uk

Address: 62a Western Road, Tring, Herts, UK. HP234BB

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From: Daphney Haywood <Daphney.Haywood@havant.gov.uk>
Date: 15 December 2017 at 09:38
Subject: RE: FW: Land off Westwood Close, Emsworth (Ref 17/01012)
To: Simon Ware <sware@wdeconsulting.co.uk>

Simon

You could try Natasha Webb – planning.policy@hants.gov.uk 03005551389

Best Regards

Daphney Haywood

Principal Planner

Planning Services

Havant Borough Council, Public Service Plaza, Civic Centre Road, Havant PO9 2AX

Direct Phone: [023 9244 6513](tel:02392446513)

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From: Simon Ware [mailto:sware@wdeconsulting.co.uk]

Sent: 14 December 2017 12:57

To: Daphney Haywood

Cc: Ian Wallace

Subject: Re: FW: Land off Westwood Close, Emsworth (Ref 17/01012)

Daphney

Could you kindly assist and let me know who should be our point of contact in HCC on this matter.

Simon Ware (Managing Director)

WDE Consulting Ltd

Tel: [01442825570](tel:01442825570) Mobile: [07748653021](tel:07748653021) Website: www.wdeconsulting.co.uk

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On 13 December 2017 at 13:53, Daphney Haywood <Daphney.Haywood@havant.gov.uk> wrote:
Simon

You will need to contact HCC direct on this matter.

Best Regards

Daphney Haywood

Principal Planner

Planning Services

Havant Borough Council, Public Service Plaza, Civic Centre Road, Havant PO9 2AX

Direct Phone: [023 9244 6513](tel:02392446513)

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From: Simon Ware [mailto:sware@wdeconsulting.co.uk]

Sent: 13 December 2017 10:32

To: Daphney Haywood

Cc: Ian Wallace

Subject: Re: FW: Land off Westwood Close, Emsworth (Ref 17/01012)

Daphney

Just wondering if you have received back a response yet HCC regarding the pre app comment on mineral extraction at this site.

Simon Ware (Managing Director)

WDE Consulting Ltd

Tel: (01442)825570 Mobile: (07748)653021 Website: www.wdeconsulting.co.uk

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error, please contact WDE Consulting Ltd on (01442 825570) quoting the name of the sender.

On 11 October 2017 at 12:13, Daphney Haywood <Daphney.Haywood@havant.gov.uk> wrote:
Simon

I have forwarded this to the County for comment and will update you when I have a response.

Best Regards

Daphney Haywood

Principal Planner

Planning Services

Havant Borough Council, Public Service Plaza, Civic Centre Road, Havant PO9 2AX

Direct Phone: [023 9244 6513](tel:02392446513)

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From: Simon Ware [mailto:sware@wdeconsulting.co.uk]

Sent: 10 October 2017 11:06

To: Daphney Haywood

Subject: Fwd: FW: Land off Westwood Close, Emsworth (Ref 17/01012)

Daphney,

Have just tried to call you but unfortunately you were unavailable and so thought I would email you.

Ian Wallace from Hampshire Homes has requested that I contact you regarding the comment within the pre app letter dated 5th October in relation to the potential for mineral extraction on this site.

WDE are looking after the ground assessment and have looked on the British Geological Survey website for more information. The nearest BH log (attached) indicates that there is likely to be clayey gravel to 3m depth overlying London Clay. The high clay content within the gravels would suggest that these materials will not be suitable for mineral extraction.

In addition should mineral extraction be undertaken on this site, then there will be a large void that will need to be backfilled with imported materials,. These materials will result in piled foundations for all dwellings and will have an effect on the management of surface water drainage. It is unlikely that the financial gains from mineral extraction will outweigh the potential uplift in development costs and may actually make the scheme financially nonviable.

It is therefore our opinion that mineral extraction would not be appropriate for further consideration on this site.

Could you kindly confirm HCC view on this and let me know if you require any further information.

Simon Ware (Managing Director)
WDE Consulting LtdTel: (01442)825570 Mobile: (07748)653021 Website: www.wdeconsulting.co.uk

Address: 62a Western Road, Tring, Herts, UK. HP234BB

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From: **Ian Wallace** <iewallace@hampshirehomesgroup.com>
Date: 5 October 2017 at 12:05
Subject: FW: Land off Westwood Close, Emsworth
To: Simon Ware <sware@wdeconsulting.co.uk>
Cc: Tom Moody <trmoody@hampshirehomesgroup.com>

Simon,

As discussed, please find attached the pre-app feedback from Havant BC.

Please note the reference to mineral extraction.

Can I have your views please on how you can satisfy this point please.

Ian Edward Wallace

Director | Hampshire Homes Group

8 Chatmohr Estate, Crawley Hill Romsey, Hampshire, SO51 6AP

Office: [01794 339933](tel:01794339933)Mobile: [07739 702607](tel:07739702607)Web: hampshirehomesgroup.com

From: Stephen Ho <Stephen@jezeph.co.uk>
Date: Thursday, 5 October 2017 at 11:55
To: Ian Wallace <iewallace@hampshirehomesgroup.com>, Tom Moody <trmoody@hampshirehomesgroup.com>, James Potter <james@jpa.design>, Terry Seymour <Terry@rcpconsultants.co.uk>, David West <david.west@wyg.com>, Paul Basham <paul@paulbashamassociates.com>, Simon Greig <simon@fabrikuk.com>
Cc: "Bryan@jezeph.co.uk" <bryan@jezeph.co.uk>
Subject: Land off Westwood Close, Emsworth

Dear all,

Please find attached the Officer's pre-app written response in respect of Land off Westwood Close, Emsworth.

Kind regards,

Stephen

Bryan Jezeph Consultancy Ltd; Registered in England and Wales No.306 5949; Registered Office: The Gallery, [3 South Street, Titchfield, Hampshire PO14 4DL](#).

Tel. [01329 842668](tel:01329842668) Fax. [01329 844726](tel:01329844726) Web. www.jezeph.co.uk

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