

Sent: 02 November 2017 12:10

To: Planning and Development Shared Mailbox

Subject: Re: Planning Application APP/17/01013 Land adjacent to Lifeboat Station, Bracklesham Road, Hayling Island

Dear Mrs Haywood,

Many thanks for your letter and attachments of the 26th October 2017, it is good to see that our resident friends take an interest in our environment, but water is an attraction and especially Chichester Harbour, so others want to enjoy its many attractions and Hayling Island Sailing Club is one of the most active and successful sailing clubs in the world in that we offer water for racing in the Harbour and 5 Olympic courses out in the Bay. We have also since 1975 trained up some of the finest Race Management teams in the world which were called upon to run the 2012 Olympics at Weymouth and Portland. We also have a substantial Youth training programme that is offering the chance to learn to sail to young people from all over the United Kingdom.

So I thank you for the opportunity to reply to some of the Letters from people who feel the proposal of HISC to allow some 10 or 15 Camper vans which are the growing form of transport for Sailors who travel to many of the open meetings and Championships to park overnight in our overspill car park.

You have been kind enough to send me a list of concerns that have been expressed by a number of people and I will do my best to answer them bearing in mind I have the greatest of respect for their worries and our duty as citizens to consider and allow progress in this frantic world we live in.

Paragraph 3:of your letter of October 2017.

The original Planning Permission did not expire on the 30th October 2006 , it was just the part that refers to overnight Parking , It was common place for us to apply for relief when we were holding World events and has nothing to do with our Planning Permission for an Overspill car park.

WE could of course carry on submitting individual applications for events that come up each year but that does seem an awful waist of every ones time ?

We never know how many or how big the Championships are that may come to Hayling so we felt that the advice of one of your planning executives was the best way to approach it and that is to take a view on past numbers and ask for planning approval for that number of days, so we are going for 128 Days but of course we may not need that many but it then covers us. I think most people know that this overspill car park does not get a lot of use by us but we allow the RNLI to use it for their big events as indeed we do for the Chichester Harbour Conservancy.

We also have made 5 special parking spaces outside the gated area for disabled wheelchair people who want to take advantage of the new Conservancy wheelchair path on the seaward side of the Lifeboat Station, we also cater for any Chichester Harbour Trust functions.

With respect to unauthorised use we are aware that two Camper vans did get locked in one night but we were unable to find the owners and they had gone the following day.

Paragraph 4 :

It is nothing to do with Hayling Island Sailing Club but we do know that the Surfboarders who use the South East tip of the Island park in Seafarers Walk along the curb west of Number 10 and walk along the path at the side of No 10 to the surf area. It is an area that is popular by Dog walkers and they use the woodland for Toilet facilities but then so do the Dogs but this is nothing to do with HISC and it is not our land.

We have no knowledge of this alleged complaint or photographs in 2016 or indeed the large Sailing event quoted in the letter of complaint, so I need more information please

Paragraph 5:

The RNLI and ourselves would be pleased to provide more rubbish bins if the need can be demonstrated to us.

Our Staff are extremely diligent in rubbish clearance and have an electric truck for this purpose in daily use.

Paragraph 6 :

This statement is absolutely disgraceful and obviously made up to try and support this complainants case,

The Truth is that at our planning meeting in July 2003 the Harbour Master John Davis requested a bund around the East and South side of this car park with a gap left in it to the Southern side for a Fire Engine to get through to the wooded area and Nature Reserve. This was subsequently filled in by our manager when a pair of entrance gates were installed off the approach road to Seafarers Walk into the Nature Reserve It now has a narrow gap for Dog Walkers and a huge circular Concrete block to prevent any vehicles getting through the gap which is now established earth and grass over some 2 years. I have photographed this and included it in this reply.

The photograph alone will nullify the comment made by the complainer.

If you visit the site you will see how untrue this statement by the complainer is.

With regard to the screening if you refer to the original instructions I Planted 472 shrubs as designated by your team and horticulturist and checked after planting by Sally Smith HBC or her horticulturist.

I have passed the site many times this summer by boat and there is no way you can see a car or in my opinion a Camper van from the water.

If would help I will arrange for a boat for your Team to sail by the site and we could invite Richard Craven the Harbour master to join us and give us his opinion?

With regard to site spacing the ground can be marked out to prevent any view of the Camper vans from view from the houses in Sea farers Walk, you will see from the

photograph I have enclosed that only one house has sight across the car park to the Lifeboat House and that is from secondary windows.

If planning is approved it is our intention to mark out with ground paint the individual spots where Camper vans could be parked almost out of site of any buildings and we are prepared to mark a plan out to support this and so all sites would come within the Fire Safety requirements.

Paragraph 7 :Alleged Obstruction in an emergency :

You will see on the plan showing the layout of parking that the area from our gate to Seafarers Walk is kept clear. Please also see the enclosed letter from our Solicitor and a plan marked green to show the area that will not be obstructed and I had it written into the Sub- Lease we granted to the RNLI.

The gates to Seafarers walk are owned and maintained by Hayling Island Sailing Club. For the benefit of the Residents, I installed a small side gate and gave every householder in Seafarers Walk a key at our expense together with permission to use our car park without charge.

Paragraph 8: Intrusion on natural outlook :

There is really only one House effected and that is opposite the Lifeboat Station and they only have secondary windows on the car park side and one other house that is on our club approach road who may be able to see the parking. It should be remembered that this is only temporary parking for a few days and a few Camper vans will certainly not destruct the outlook and enjoyment of the Nature reserve which is over half a mile away.

Paragraph 9 : Disturbance of Wildlife :

Many of us are Bird Watchers and take a great interest in the wildlife and I can assure you that this little bit of occasionally used land will not be detrimental to any wildlife and the Conservancy would have been on to us by now if it did.

Paragraph 10: No control of movement in silent hours:

The barrier would not be locked at night unless the Council stipulated it and then it would be fitted with a panic bar for urgent exit.

None of the car parks on the Hayling front are locked and they welcome all types of vehicle.

With regard to Travellers we keep a constant look out for them when they are seen to be on the Island but ours is not a prime site because the private land starts at the gate in Bracklesham Road and they certainly dare not obstruct the Lifeboat crews attending a call out and the locked barrier to our overspill car park would prevent them turning their lorries and vans around.

Paragraph 11: Licenced Caravan site ;

It would not be cost effective when our requirement is only for 10 to

15 Vehicles a few days a year.

May I again thank you for the opportunity to comment on the objections detailed in your letter and I will drop the Photographs in to your office tomorrow.

Kindest regards,

Mike Baker
Senior Trustee Hayling Island Sailing Club. Acting at the request of the General Committee.