

Consultee Comments for Planning Application APP/17/00369

Application Summary

Application Number: APP/17/00369

Address: The Curlew, Petersfield Road, Havant, PO9 2HU

Proposal: Outline planning application for the demolition of existing building and erection of a three-storey block of thirty-one flats, together with associated car and cycle parking.

Case Officer: David Eaves

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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From a landscape perspective we do not object this application, however we have the following comments:

- It is noted that the proposed building form and material pallet does not sit in conjunction with the current landscape vernacular, which has a consistent red brick and pitched roof ambience. A more harmonious approach with the existing architecture would be less visually abrasive to the streetscape. In particular the stone cladding is deemed not appropriate.
- The submitted plans show proposed planting of trees and mature hedgerow throughout the site. We would have a preference of UK native species, as these would have a higher ecological value providing food and habitat for local fauna.
- Boundary treatments and hard surfacing materials are not specified on the plans, which are key features to understanding how the proposed building and landscaping would affect the current streetscape.
- We encourage and support sustainable transport and as such would like to see a shared cycle and footpath link to Petersfeild Road from the development.
- We have concerns with the bin storage location as they are deemed to be too far away from the property. Some people may struggle to carry their bins that far (elderly or disabled), which could lead to misuse.
- The access points from the proposed building to the car park are deemed too narrow with tight 90 degree angles that could cause tensions including users not having adequate room to pass (pushchairs/wheelchairs) or cars getting damaged/scratched. A 2m wide footpath would be the minimum requirement.

As a result we would like to condition the following plans to be submitted for approval:

- Soft landscaping proposals/planting plan; to include plant species, specification, densities and tree pit detailing with subsequent management plan.
- Hard landscaping plans; showing boundary treatments and all external hard material specification.
- Detailed material pallet specification to further understand how the proposals will feel in the local landscape.
- A detailed lighting scheme for all external areas.

Best regards,

Harry Mitchell

Landscape Architect

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