

Hi Denise,

Thank you for consulting me on the additional information submitted for this application in response to the objection previously raised. The previous response was as follows:

'Looking through the application documents, no heritage statement has been submitted with this application. As such, no assessment has been made on the significance of the designated heritage asset, nor the impact of the development (the raised seating areas and the reconfiguration of the car park).

The development which has already taken place, comprises a series of raised wooden decks located along the eastern boundary of the car park. These were installed during the Covid period to allow the business use to operate outside due to restrictions imposed nationally. These decking areas include tables for customers and are raised off the floor. As a result of the reconfiguration of the car park, the area for vehicle parking is reduced and a new, low height fence has been installed across the front part of car park to subdivide the space. Unfortunately, this has meant the refuse has now been placed in front of this new fence, with no bin store or screening and is viewed in context with the front elevation of the listed building.

As such, whilst there is no direct physical impact on the listed building, the refuse arrangement which has been moved as a result of the reduced car park, has a harmful impact on the setting of the listed building from a visual perspective. Furthermore, this arrangement is clearly visible within the context of the Old Bedhampton Conservation Area and does not preserve or enhance the special character of the area. For these reasons, the proposal is not supported from a heritage perspective'.

The agent has now submitted a heritage statement which sets out the historical significance of the listed building and its position within the Old Bedhampton Conservation Area. A further concern was raised with regards to the re siting of the bin store following the reconfiguration of the car park. A plan has been submitted which now shows the bin store being relocated back to the original position at the back of the car park, so it is now not being viewed in context with the listed building and conservation area.

Based on the additional information submitted, the objection raised on heritage grounds is now removed.

I trust this is of use however, please let me know if you have any queries,

Kind regards

Rachael

Rachael McMurray MRTPI | T: 02392446546 M: 07879529368

Principal Heritage Officer, Havant Borough Council (also assisting p/t with East Hampshire District Council and Gosport Borough Council)