

My ref LHB/MR/18b
Ask for Megan Roberts

12 September 2022

Dear Ms Wells,

LAND AT KINGSCROFT FARM, HAVANT

OUTLINE PLANNING APPLICATION WITH ALL MATTERS RESERVED (EXCEPT FOR ACCESS) FOR THE DEVELOPMENT OF UP TO 140 RESIDENTIAL DWELLINGS (C3 USE) WITH ACCESS FROM MEYRICK ROAD, THE PROVISION OF OPEN SPACE, LANDSCAPING AND OTHER ASSOCIATED WORKS INCLUDING DEMOLITION OF EXISTING BUILDINGS ON SITE.

I refer to the planning application and the detailed drawings and documents viewed on the Havant Borough Council website concerning the above planning application.

The Board's Planning Sub Committee has considered this application and offers **NO OBJECTION** but wishes to highlight the following:

- The proposed development will be in proximity to Langstone Harbour, a highly designated marine site. The development of 140 dwellings will result in an excess of nitrates in the system, which has the potential to create eutrophic conditions in Langstone Harbour. Appropriate mitigation measures will need to be put in place to ensure minimal concentrations of nitrates enter the watercourse system.
- It is recommended that opportunities for ecological enhancement on site, through the provision of green spaces, nesting boxes, native species planting etc. are fully explored to retain the site's ecological value.

Yours Sincerely,



Megan Roberts
Environment Officer
Langstone Harbour Board

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