

From: Michelle Good
Sent: Tue, 8 Dec 2015 15:04:11 +0000
To: bst shared
Cc: Rachael McMurray
Subject: FW: Acolaid Case APP/15/01306
Attachments: DocConsult04.pdf

Application No. APP/15/01306

Site Address: 9 St Andrews Road, Hayling Island, PO11 9JN

Proposed Development: Proposed new property boundary lines, single storey flat roof rear extension,
relocation of main entrance to side (north) elevation, dormer window to front(east) elevation, extended
parking area to side with car turning area to front.

No landscape objection to the principle of development but having reviewed the submitted information, I have the following comments:

Soft landscape

The existing site is screened by a mature boundary hedge. The application form includes a comment '*Hedges (overgrown & in some places over 2.0m deep) to all site boundaries – pruning required.*' I suggest an appropriate survey is required to confirm the existing species, locations, size, what is proposed for retention and means of protection during construction.

I am concerned the proposed layout plan doesn't show any retained vegetation or sufficient provision to accommodate proposed planting. It is important that the proposed development will contribute an appropriate quality of landscape setting and screening benefit.

I recommend a condition for submission of a fully annotated planting plan to identify individually planted trees, shrubs, hedges and any areas of grass. Ornamental planting areas should show the locations of different single species groups in relation to one another, and the locations of any individual specimen shrubs. Other information shall include planting schedules, noting species, plant sizes and proposed numbers / densities and details of the proposed planting implementation programme.

Hard landscape

The turning area extended length will conflict with the existing hedge (if this is to be removed, I am concerned there is insufficient width for replacement planting. Can this turning area be refined to resolve this concern?

I'm concerned that shingle proposed for the parking and turning area will be prone to transfer onto the public highway by manoeuvring vehicles. If shingle is preferred, then I recommend a block or sett paved transitional margin is required adjacent to the public highway (2m minimum).

I recommend a condition requiring submission of a fully annotated plan with details to identify hard surfacing material type, product reference, build-up construction, edging, laying bond and colour.

Boundary treatment

1.8m height timber fencing panels are mentioned within the application form – the proposed extent of this requires clear identification on a drawing, along with confirmation of any existing fencing proposed for retention and proposals for the site frontage.

I recommend a condition requiring submission of a fully annotated plan showing the locations of existing, retained and proposed new boundary treatments, with scaled elevation drawings to show height, design, materials, type and colour of proposed new walling / fencing or other type of enclosure and associated gates.

If you should have any queries, please don't hesitate to contact me.

Kind Regards

Michelle Good CMLI
Senior Landscape Architect
Tel: 023 92446 537
<mailto:michelle.good@havant.gov.uk>

From: planning.development@havant.gov.uk [<mailto:planning.development@havant.gov.uk>]
Sent: 25 November 2015 14:40
To: Michelle Good
Subject: Acolaid Case APP/15/01306

Please see attached consultation request - thank you