

Consultee Comments for Planning Application APP/15/01425

Application Summary

Application Number: APP/15/01425

Address: Former Wessex Site, 8 New Lane, Havant

Proposal: Proposed residential development comprising 39 one and two bed apartments with associated car parking, cycle and refuse storage, following demolition of existing buildings.

Case Officer: Daphney Haywood

Consultee Details

Name: Mr Peter Marshall

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On Behalf Of: Development Engineer - Highways

Comments

The redline does not include the footway of new lane therefore a 106 Agreement will need to be entered in to that the development can not be occupied until a 2m wide kerbed footway(to HCC standards) has been provided on the east side of New Lane extending from the northern side of the railway crossing to meet the existing footway in front the corner of the existing Wessex building. If the redline is drawn to include the area used as footway then a Grampian condition could be imposed.

The applicant should submit or it should be conditioned that a basic travel should be produced that at the minimum defines a named travel officer and the provision of bus/t rain timetables taxi numbers and car hire information in the public areas.

The application is for 39 residential units comprising of 28 two bed units and 11 one bed.

The Havant Borough Council SPD on Residential Parking and Cycle

Provision (March 2010)¹ sets a standard requirement of 0.9 spaces and

1.3 spaces for one and two bedroom dwellings where parking is

unallocated/communal. The parking requirement at this standard is

calculated as follows

$$0.9 \times 28 = 25.2$$

$$1.3 \times 11 = 14.3$$

A total of 39.5 spaces should be provided but the developer has shown 41 spaces of which 2 are disabled. This is acceptable providing the parking is conditioned to be as shown on the submitted plan and that the spaces are not allocated.

Cycle storage shown on the submitted plan should be conditioned to be provided and retained

