



Attn: Mrs A Wright
Planning DC
Havant Borough Council

29th August 2012

Consultation Response to Planning Application: APP/12/00652

WCC Strategic Planning would wish to make the following observations. Firstly the proposal for the hotel and restaurant uses should not in any way compromise proposals to bring forward the town centre 'blue star site' which is an essential component in ensuring that the West of Waterlooville MDA is properly integrated with the Waterlooville Town Centre. The Council would not agree that the development of the 'blue star site' is as stated in the planning statement predicated on the Ads site being developed. Ultimately creating a better link to the town centre through the Ads car park would be highly desirable, but this requirement should in no way hold back the appropriate development of the 'blue star site'

It is not clear whether this application results in a net loss of employment floor space, if this is the case then the Council would not wish to see this setting a precedent for the release of employment land in an ad hoc fashion.

Finally if Havant are minded to grant this application then it is essential that it provides a link from the land in the ownership of BAE to the Grainger part of the MDA.

Nigel Green
Strategic Planning

WCC Development Control would wish to comment that both applicants on the abutting Major Development Area, Taylor Wimpey and Grainger PLC, have legal S106 obligations to provide a link from the MDA to the Brambles Business Park encouraging integration and permeability with the existing community. This should be reflected by BAE and acknowledged in their application.

If you need information in a different format e.g. large print, Braille, electronically or a translation, contact our Customer Service Centre on 01962 840 222 or by email customerservice@winchester.gov.uk



We note that some of the photographs/plans within the Design and Access Statement are rather disingenuous. The aerial photograph on page 3 is rather old and does not show any of the activity to the south of BAE where Grainger PLC widened the roundabout adding an extra spur 3 years ago and has engaged in pre-commencement, then infrastructure activity. Similarly the plan in the constraints section, page 13, shows land to the south of BAE as 'open fields'. This site has outline planning permission for 2,500 residential units with permission for phase 1 of 194 residential units directly off the roundabout

Yours sincerely

A handwritten signature in black ink, appearing to read 'J. Wilson'.

Jacky Wilson
WoW Implementation Officer
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