



**48 Langstone Road
Langstone
HAVANT
Hampshire
PO91RF**

Havant Borough Council
Havant DX 50005

**Re Application APP/12/01288
46 Langstone Road Havant**

It is understood that our neighbours at 46 Langstone Road notwithstanding having gone through an exhaustive planning process, which was fully considered, were granted by the local authority permission for the rebuilding of a residential property, for which we made no objection. This was for a private house which in a village setting, with exceptional views over the water seemed appropriate. Given the favoured location and subsequent infrastructure improvements (notably the completion of the dual carriageway on the A3) it was felt that a higher quality residential context would result.

The detached annex was constructed for use as a private gym and we do not support the retrospective change of use of this building for business use. It is now my personal opinion that the applicant always had the intention to use this for their business use; I feel deceived at the disingenuous way they sought and received permission to build this gym right up to the boundary. Had their true intention been known at that time no such consent would have been granted. Indeed a strong objection must be lodged against this application, given the loss of privacy to this property.

It must be emphasized that this is a residential area and accordingly the prospect of members of the public lawfully visiting the neighbouring property and thereby impinging on the privacy of this property is not appreciated.

The inclusion of a report from the Economic Development Officer for Havant Borough Council (HBC) has been noted. As a former President of the local Chamber of Commerce I likewise would endorse and encourage the generation of employment, with the qualification that this is in the appropriate setting. Given the many areas of redundant business capacity in this area, cannot understand the foundation for his approval of this business in a residential setting. Both the Havant Town Centre (particularly in Market Parade) and Langstone Gate already host medically related enterprises with surplus business capacity.

Given the better parking and transport infrastructure, this business would bring better economic wellbeing and regeneration to a declining Town Centre, rather than the detriment of an established local residential community. It is reprehensible that Mr Harris should be ignoring such an important aspect of his role as Economic Development Officer and I will be reporting the matter accordingly to the appropriate Portfolio Holder Member at HBC.

It has been noted that a healthcare business has been operating from the property since shortly after its completion, although it was not considered our business to draw this to your attention. However to now retrospectively seek to remedy this unauthorized usage of the entire property is an abuse of the planning system.

A change in the consent would give this detached property opportunity to be sold separately to a Dentist, Doctor or Chiropodist or indeed any other business use, which in a residential area is considered totally unacceptable.

We trust therefore that you will refuse this application.

Kevin Edwards

Sunday, February 03, 2013

