

URBAN DESIGN & LANDSCAPE COMMENTS SHEET

Application No. APP/12/00966

Development: North of Goldring Close 131 dwellings

Case Officer: Heather Lealan

Comments by: Louise Gilbertson

Date of Comments: 25 oct 2012

Comments

More details on planting species, hard landscaping materials, and boundary treatments are required.

The loss of a mature oak at Hawthorne avenue is regrettable.

More **levels** information: The plan lacks enough levels information to make a sound judgement. The sections do not detail the 'embankment' with pathway. The embankment would seem to be out of character with the surrounding landscape features.

I feel the **Landscape and Visual Impact assessment** is very thorough and I agree with it in principle, given that the surrounding landscape is urbanised settlement and there is good tree and hedgerow cover, however the layout proposed does not do as much as it could do to minimise the impact of the development on the local landscape and in particular the AONB.

The footpaths interior to the site could, I agree, provide suitable alternatives for dog walking and could minimise impact and mitigate for the loss of open space and bird habitats.

Layout: I fail to see how the open spaces at the west of the site are useful to the new residents or in fact integrated. They seem rather pushed to the edge and could create uncared for spaces rather than being integrated street spaces.

Parking should be provided on plot, not in the rear courts where they are less likely to be used and will just park on street regardless. The site should create more 'streets' as per the street in the southern section or pocket parks that would provide/integrate parking in better ways than parking courts.

The better dispersal of parking within streets and on plot would create and could integrate open spaces/ a better feeling of a street and create a better landscape language through the site.

The flats units are set in a nice amount of open space but also seem a little isolated at the same time.

In particular plots 31-35 facing into a dark landscaped space are completely inappropriate to the site.

I feel confident that the density and basic housing numbers can be achieved on this site, but with some amendment to the layout to incorporate tree planting to minimise impact

See the Landscape checklist : <http://www.havant.gov.uk/havant-8940>