

7 FEB 2024

CEIVED

**Attention |: Ms L Wells
Havant Borough Council
Planning Dept
Civic Centre Rd
Havant
PO9 2AX**

**Dear Ms Wells
Your ref: APP/23/01078**

Site address: Fowley Cottage, 46 Warblington Rd, Emsworth, PO10 7HH

Thank you for your letter of 31 January regarding the planned development at the above address.

We would like to record our strong objections to this plan on the following grounds:

- The land borders on Chichester harbour and such a large development is completely out of keeping with the surrounding area. The density of housing would be an inappropriate town development in a semi-rural/marine environment in an AONB, especially as the seaward border is skirted by the Solent Way, a public footpath and amenity enjoyed by both locals and visitors to the area.
- Several large trees would be cut down. Also the mature oaks in the adjoining garden to the east are very close to the border and likely to have their roots affected.
- Currently the southern end of the site regularly floods. There is a spring and small watercourse running through the field which empties into Chichester harbour. Significant building would have an adverse affect on this, and make it more likely to increase flooding
- The harbour already suffers from regular sewage discharges. It seems likely that the large increase in sewage from so many new houses would cause further problems with sewage during wet weather.

- The plans show the houses tightly packed onto the site, with relatively few parking spaces and barely any spaces for visitors which would lead to more people parking on Warblington road.
- There is already a problem with the volume of street parking in Warblington Rd, as evidenced by the double yellow lines which in 2020 were extended further along the road from the junction with the A259, and added to the corners of Beach, Kings and Warblington roads. The increase in traffic volume from builders' lorries, vans and cars would considerably exacerbate this along Warblington Road and into the junction with the A 259. This is already a difficult junction, with space for only one car at a time. Right turns would be increasingly difficult with many more cars.
- There would be a significant increase in noise, both during construction and once people moved in.

The whole plan for so many houses on a site of this size is completely out of character with the surrounding area and we hope the council will reconsider and reject the plan as it stands.

Yours sincerely

