



9 Hawthorne Grove
Hayling Island
Hampshire PO11 9DW

7th February 2017

Havant Borough Council – Planning Department
Public Service Plaza
Civic Centre Road
Havant PO9 2AX

Dear Sirs,

Re: Planning Application APP/17/00007 – Land at Rook Farm Hayling Island.

I am writing to object to the outline application submitted by Gladman Developments relating to land at Rook Farm.

My objections are based on a number of factors which include the following.

Access: The proposed site access from St Marys Road is both ill conceived and dangerous with its' location almost on a blind bend and leading from there to the junction of Elm Grove which is already congested following the Halyards development. Access and egress to and from the site therefore presents a significant hazard with either limited or no pavement available for pedestrians.

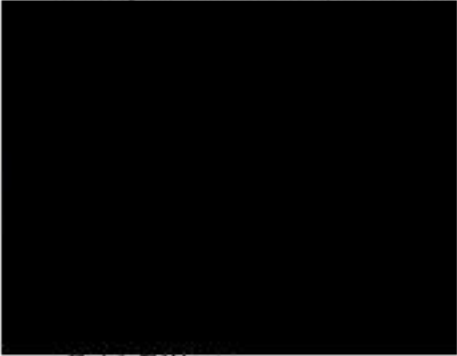
Schools and Health Facilities: Local schools are already at capacity and there are no indications of any intention to provide additional accommodation. The only surgery for residents is similarly already in the position of being unable to offer timely services due to the levels of population. Further development along the lines proposed is unsustainable.

Roads and Infrastructure: The main access road to Hayling Island has been the subject of repeated study with the 'capacity' significantly exceeded already. The addition of a further 210 homes with the associated vehicle use which will be inevitable will further exacerbate the problem. Foul water drainage from the 'new' Halyards site is already causing significant concern to local residents and the proposed new development can only increase the problem. While it may well be the case that Southern Water believes there is 'capacity to accommodate' the new development the current and continuing odours emanating from local drains suggest otherwise.

Loss of agricultural green field land: The site has been noted for the presence of Brent geese among other wildlife and provides a 'green lung' between West Town and Mengham. Development will lead to irreplaceable loss of this amenity.

Gladman Developments have indicated the potential for employment by local trades people but the reverse has been the case with both the developments at Halyards and Station Road. Contractors, presumably previously used by the developer, have been brought in to undertake the work and I would challenge the developer to identify clearly which local i.e. Hayling Island company will specifically benefit from the construction works.

I look forward to our local Councillors and Havant Borough Council strenuously opposing any 'speculative' development proposals along the lines currently submitted.



R H Elliott