



Lidl Great Britain Limited

Lidl House
14 Kingston Road
Surbiton
KT5 9NU

Our ref: 1983 - Havant, Purbrook Way

Since the submitted scheme APP/20/01221 was approved 02 December 2022, Southern Gas Network (SGN) emailed to inform Lidl that the planning approved scheme is unacceptable (Appendix 1 –SGN emails). This concerned the proposed fill of c. 3 m over the existing high pressure gas main to provide the pedestrian/cycleway to the site from Purbrook Way.

Based on the refusal from the statutory undertaker to place fill over the high pressure gas main let alone divert it, Lidl employed an engineering consultant to provide options for bridging the gas main instead. Options were provided to retain the fill within the highways section of land and to provide a bridge spanning retaining structures either side of the gas main. This would provide adequate headroom for SGN to access the gas main in an emergency and the retaining structures were positioned an acceptable distance from the pipe either side, albeit still within the easement. Following discussions, trial holes and option proposals, SGN confirmed preference of this option on 22 March 2024 which was subsequently submitted as part of the new re-submitted application APP/24/00330 on 16 April 2024.

As well as SGN, Portsmouth Water have also been heavily engaged with a trunk water main that requires diverting away from the proposed site. Portsmouth Water would also not allow any fill over their main, let alone any retaining structures to be constructed over the top, resulting in a significant diversion route with further tree removal to avoid the high pressure gas main and the proposed fill for the footway in the highways land.

Since this recent submission, Lidl has explored other alternatives due to additional complications with structural assessments from Highways for the retaining structure holding the fill on their land, further extending s278 approvals. The bridge and fill option also results in significant tree removal from the woodland habitat, negatively impacting the BNG assessment.

The option now submitted provides a pedestrian/cycle way that follows the main access road and cuts into our car park rather than crosses directly from Purbrook way. This will allow any site works to be completed without needing to work in the proximity to the high pressure gas main and reducing the number of trees lost within the woodland habitat. The trunk water main can be diverted via a shorter and less impactful route (avoids tree loss) with the new accessway and Portsmouth Water are content with this new proposal.

This new proposal for the pedestrian/cycle way addresses many issues with the statutory undertakers and aides routing future utilities to the site.

The altered plans allow greater tree inclusion as well as a significantly improved BNG situation. As such the changes are viewed as extremely beneficial to the balance of the wider scheme.

For and on behalf of Lidl Great Britain Limited

Oliver Loach
Senior Construction Consultant

Appendix 1 – SGN Emails



