

HAMPSHIRE BUILDINGS PRESERVATION TRUST LTD

Bursledon Brickworks, Coal Park Lane, Swanwick, Southampton SO31 7GW

Web site www.hampshirebuildings.org.uk

A Registered Charity (No. 269378) and Company Limited by Guarantee (No. 1220519)

**Havant Borough Council
Civic Offices, Public Service Plaza
Civic Centre Road
Havant PO9 2AX**

13th April 2017

Dear Sir,



Application Number: APP/17/00223

Address: The Manor, Edward Gardens, Havant, PO9 3JJ

Having studied the application and the accompanying papers, Hampshire Buildings Preservation Trust is in agreement with the opinion of the Heritage Team.

Bedhampton Manor is a Grade II listed building and is located within the Old Bedhampton Conservation Area. These are both designated heritage assets as defined in the NPPF. The proposals would reduce the ability to appreciate this historic building and therefore have a harmful impact on its setting.

The proposal would do irreparable harm to the building's relationship with surroundings and important views of the building would be obstructed. The proposed dwelling has a size, mass, scale, location and design that would be a dominant element when viewed from close to and from afar. It would be very close to the historic boundary and would further subdivide the plot to the detriment of the Manor's setting. The application would impact negatively on the strong visual and spatial relationship between the Grade II listed dwelling and the surrounding landscape.

The proposal would be harmful to the significance of the prominent Grade II listed building through the impact on its setting. Although the proposed development would not have a direct physical impact on the listed building, it would cause significant material harm to its setting and the Conservation Area. The proposals do not conserve and enhance the Conservation Area. These are material considerations that give grounds for refusal. There are no public benefits. There would be irreparable harm to heritage assets.

HBPT consider that the application should be refused

Yours faithfully


Pamela Moore Company Secretary HBPT