

SNPL 262227

8 November 2022



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Dear Jeff

**WEST OF WATERLOOVILLE DEVELOPMENTS LTD – NEWLANDS, WEST OF WATERLOOVILLE
MAJOR DEVELOPMENT AREA (10/02862/OUT AND APP/10/00828)**

FULL APPLICATION - TEMPORARY CONSTRUCTION ACCESS ROAD

On behalf of our clients Grainger Plc and West Waterlooville Development Ltd, I am pleased to submit a full planning application for the creation of a temporary construction access and haul road to serve the delivery of housing within the West of Waterlooville strategic development, now known as Berewood.

Outline consent was granted for the West of Waterlooville Development in 2012 (Ref: 10/02862/OUT and APP/10/00828). Access to the residential parcel of Phase 8 is indicated in the Outline Masterplan as being taken through the residential area of Phase and 1 Phase 3. In order to protect the residential amenity of existing residents of these phases from the movement of construction traffic, Grainger Plc seeks a temporary construction access to be taken off of London Road. The access will provide construction traffic with a direct route into Phase 8, via a main road and away from the limited carriageways of Phase 1 and Phase 3.

The site currently benefits from temporary permission (ref: APP/19/00403) which is due to expire on 30 September 2024. Various temporal constraints as a result of the Covid-19 pandemic and changes in the programme of works have impacted the delivery of infrastructure across the development area. This has delayed the requirement for this access road as laid out in the previous application. However, Phase 8 is programmed in for as one of the next sales parcels and, as such, this access is now required in order to facilitate the implementation of the next stages of development.

The access has the required visibility splays and the impact on the existing hedgerow is minimal. In support of this application a Planning Statement, Ecology Statement, Design Statement and Transport Assessment has been prepared.

It is requested that the access is granted temporary consent for a period of five years.

The following information is submitted with this application for consideration:

- Application form (PP-11309045)
- Planning Statement (Savills, June 2022)
- Ecology Report (Lindsay Carrington Ecological Services, October 2022)
- Ecology briefing note 2018
- Mayer Brown Plans and Documents
 - o General Arrangement, Road Marking & Visibility (ref: GTWVILLE P8_GA_01-D)
 - o Boundary Plan (ref: GTWVILLE P8_LG_05)
 - o Longitudinal Section (ref: GTWVILLE P8_RD_01)

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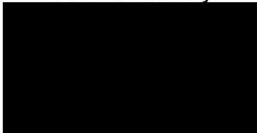


- Detailed Topographical Survey (ref: IR.WVILLEP8.21_1)
- Detailed Topographical Survey (ref: IR.WVILLEP8.21_2)
- Milk Lane, Waterloooville ATC Data
- Phase 3, Waterloooville ATC Data
- Phase 8 Access Combined Drawings
 - Construction Routeing Plan (ref: GTWVILLE_P8/TP/01)
 - Anticipated Site Access & Compound Large Tipper Vehicle Access & Egress (ref: GTWVILLE_P8/TP/02)
 - Sections Plan (ref: GTWVILLE_P8/RD/101)
- Phase 8 Construction Access Design Statement (October 2022)
- Berewood Phase 3B and 8 Infrastructure SuDS Design Document (January 2019)
 - Appendix A – Windes Calculations
 - Appendix B – Drainage Layout (ref: GTWVILLE_P8/DR/01)
 - Appendix B – Drainage Route (ref: GTWVILLE_P8/SK/02)
 - Appendix B – Typical SuDS Outfall Detail (ref: GTWVILLE_TP2/CD/507)
 - Appendix B – Hydrobrake Chamber (ref: GTWVILLE_TP2/CD/508)
 - Appendix B – Typical Gully Weir Details (ref: GTWVILLE_TP2/CD/509)
 - Appendix B – Phase 8 Location Plan (ref: GTWVILLE_P8/SK/03)
 - Appendix C – SuDS Maintenance Plan
- Outline Construction Environmental Management Plan (October 2022)

The planning fee of £266.20 will be made via a BACS transfer.

I trust you have all the information required to validate and consider this application. However, if you require any further information, please do not hesitate to contact me.

Yours sincerely



Bryony Stala
Savills Planning