

HAVANT BOROUGH
COUNCIL

16 AUG 2021

RECEIVED

DATE 13th August 2021

Havant Borough Council
Public Service Plaza
Planning Department
For the Attention of Mr Adrian Ellis
For Reference APP/21/00647

Dear Mr Ellis.

Objection to Reference APP/21/00647 – Outline application for Major Housing Development in Langstone – Southmere.

I wish to object to the subject application.

My Objections fall into the following categories.

1. The Gap. Southmere is a concomitant part of the local area of conservation which frames Langstone's unique heritage and its association with areas of Special Scientific Interest to the east and West. It is an area of special visitor attraction as both the gateway to Hayling Island and the meeting of both Chichester and Langstone harbours. These visitor attractions are an important part of the Havant attractions which bring money into our Borough. These attractions can easily be diminished with associated negative impact on the area. Ribbon housing development will not enhance the attraction which is Langstone. The Royal Oak and the delightful vista of the pub the mill and the village which is one of the outstanding Hampshire views.

2. The importance of the 2 ½ Hectare field to the local community.

It is currently designated as a Green Field site comprising ancient Meadow lands which have not been ploughed for decades, it is a major biological 'lung' supporting a variety of insect life, fauna and ecological species. By its nature it will provide a significant carbon sink and yields silage and hay used as feed stuffs for local cattle and small livestock further minimising the carbon footprint associated with feed transportation. Pheasants and deer also occasionally visit the field as do many birds including Brent Geese, Wimbrel, Curlew. The detail of the various avian visitors to the field will be included in Council records. There have been many counts undertaken over the last ten years. During heavy rain the lower (south half) of the field floods which attracts the sea birds. This local flooding can take a week or so to drain naturally. It is

probably for these various reasons that the field has not been designated for housing neither has it been positively included in the various Local Plans.

3. The covenant placed upon the field. Following the development of the Mallards in the early 80's a covenant –recognised by the Borough Council - was drawn up. Its intended purpose was to preclude building of any sort upon the Southmere field. This covenant remains extant and should be recognised.

4. Traffic access. Previous planning evaluations have appreciated the heavy traffic load on the A3023, with which many Mallards residents become frustrated as the major congestions of this road during normal home to work and work to home journeys creates frustration and is very time consuming either to turn left towards Havant or, with more difficulty to turn right. All of these difficulties are further compounded during the busy holiday traffic periods. These difficulties were recognised by various inspections and an order placed that there should be no new access from the A3032 unto any proposed new building arrangements. The subject planning application attempts to circumvent this proposing that the new housing development be accessed from the Mallards by a junction at the bend of the Mallards which appears completely unworkable. This would be due to the unacceptable congestion generated at this new unsafe junction which would exacerbate the traffic flow onto and off of the A3032. An extra 65 new dwellings would produce a further 100' or so, new cars with associated movements spread across the day and night.

Yours sincerely

