

9/3/21

Dear Ms Wells,

[REDACTED] i am writing to lodge my objection concerning the demolition of a current family home and erection of a block of flats in its place.

[REDACTED]
It seems that notifications were sent to a new development on the Seafront even though the property sits in Alexandra Avenue.

The address of this application implies it is a seafront property.
However, the site on a plan from 2011 shows this site as number 28 Alexandra Avenue.
The property is situated mainly in Alexandra Avenue with its vehicular access also in the Avenue.
The smallest area of the property sits on the seafront corner.

This property takes up a substantial portion of the road and the view of the beach when looking south.
The property runs from the seafront end of Alexandra Avenue and takes up half of Alexandra Ave to the next junction of Victoria Ave.
This is a large area of the Ave at that end,

Whilst we are aware that redevelopment has taken place on the Seafront, these developments were not in side roads as in our Avenue.

The Avenue is made up of detached single dwellings of no more in height than any normal residential properties found anywhere else in the local area.
Further more, the proposed new development will be directly next to a dormer bungalow which will be completely dwarfed by the 3 storey block.
Opposite the development is a detached property which will be completely overlooked and suffer total loss of privacy.

In the adjoining Avenue, Victoria Avenue, residents back gardens and windows will also lose privacy.

Alexandra Avenue (as quoted in previous planning applications) is a low to medium density road.
With 10 Flats the density in that part of the road would dramatically increase., add to this, visitors to the block, and 2nd vehicles of occupiers, the road would see high levels of street parking, as most people now own a car each. So, if allocated parking is for 10 units that would equate to 10 extra vehicles parked on a corner where double yellow lines are now in place and would shift the excess parking further down the Avenue towards the junction of Victoria Avenue, where currently 2 cars are not able to enter and exit that turning at the same time owing to the narrow junction.

The whole character of the Avenue would be changed.
All the properties in the road are of some character and it is a well established Avenue on the Island and known to local residents as such.
In the councils CS16 High Quality Design Policy, it quotes (section b, c, e)
Local Design Policies

Integrates with existing local landscape features, promotes wildlife and bio diversity and/or applies characteristics of the local community.
Uses the characteristics of the locality to help inform the design of the new development including heights, massing, existing building lines, plot depths and widths.
The development does not cause unacceptable harm to the amenity of neighbours through loss of privacy, outlook, and overlooking.
HBCP (Core Strategy).

Neighbourhood Planning
Localism Act 9Nov 2011)
Allow communities to take responsibility for deciding the future of their area.

The current family home is an attractive modern and sound building in good order which forms a large part of the character of its surroundings.
Shown on previous planning applications for Alexandra Ave we are said to have low to medium density.
This development would change this and so would not be in keeping with the area.
Also, this development would not improve the surrounding area or have any benefits to its neighbours quality of life., indeed as you are aware, Hayling is already at saturation point and the one road off the Island, and Drs surgery's would have added pressure on them and more cars would add to pollution.

New developments are supposed to improve surroundings and the environment for the people living around it and the community as a whole should benefit.
This development would not offer any improvement because the existing property is fairly new and attractive and in sound order.

There would be nothing to be gained but many things to be lost.

There are no plans for green areas and in fact the only green area which the property has will be concreted over for parking bays.

On evening walks i see bats regularly at the property and often stop to watch them.

I can see no provision for bio diversity.

I also cannot see any Disabled access provision and room for electric car charging points.

The only people to benefit from this development will be the owners for financial gain.

They will not be living there.

The mental health of the residents that are to be overshadowed by this will be imense.

It will impact on them on a daily basis with loss of privacy and stress of having to see this happen.

These neighbours brought their propertys and made them forever homes thinking they had been happy with the surroundings and feel of the Avenue.

I would please ask you to carefully consider this application with a view to our lovely community in the Avenue and the damage it would do to peoples well being and the extra stress on the services that it would require.

Many Thanks

