

4th June 2019

**For Attention: Daphney Haywood
Havant Borough Council**

Re: Application APP/19/00427

**Development of 50 new dwellings together with access, landscaping and open space.
Land at Lower Road, Havant**

Dear Ms Haywood,

CPRE Hampshire would like to express our concerns over the apparent rush in applications for a number of sites without a substantive overall view of the impact on local communities, and before the submission Local Plan has had due scrutiny by an independent inspector at the forthcoming Examination in Public. Bedhampton has seen a significant number of recent applications, and this application is also in advance of the current Conservation Area review, which could impact the likelihood of permission.

The impact on the European designated areas SPAs is a particular area of concern as it will occupy more than a third of the Solent Wader and Brent Goose Strategy study field (H05A) which is designated as a Secondary Support Area for nearby Chichester and Langstone Harbours SPA. The cumulative effect on development is a planning consideration, and there is no evidence that the cumulative effect on the environment or ecology of the area has been adequately considered. There is an obligation to mitigate any potential significant impact and it is likely that development will have a significant effect on European site integrity.

We understand that the site may contain some archaeological potential, and this should be investigated further to the county archaeologist's satisfaction, prior to any permission being granted.

The access is currently a rural style lane with hedgerows, and it is critical that this sense of place and peace is not lost, and that the biodiversity relying on the hedgerows is not threatened (methods such netting must be avoided).

If permission is granted however, a strict condition requesting a lighting plan should also be part of the approval notice. It is an important aspect of protecting the dark night skies that all such developments should be encouraged to provide low intensity, downward facing lighting schemes, in order to mitigate the potential damage on dark night skies and local fauna.

In summary, CPRE Hampshire believes that this application has been submitted with undue haste, the impact on the SPAs need further evaluation, and that additional work should be done on how

best the community of Bedhampton can cope with such monumental changes as are currently occurring over a very short space of time.

Yours faithfully,

CPRE Hampshire