

From: Tony Storey [REDACTED]
Sent: 15 June 2017 10:54
To: Planning and Development Shared Mailbox
Cc: Havant Auto-Reply
Subject: Your Ref: APP/17/00529 380 Sea Front, Hayling Island, PO11 0BD

Planning Application APP/17/00529

Site Address 380 Sea Front, Hayling Island, PO11 0BD

Dear Mrs Pickup,

I wish to raise objections to this application and current plans. My main points relating to this application are as follows:

1. The overall size and appearance of the building would appear to wholly unsuitable given its proximity to houses in the immediate area. The four storey building proposed will dominate the buildings in the area around it, and is totally out of character with the low profile architecture of the surrounding properties. Three levels at most, would be a more in keeping with the surrounding properties. The proposal to clad parts the exterior with grey metal or fibre is to say the least unattractive and would seem to be more appropriate to an industrial unit design. The whole building is to say the least, ugly within the context of surrounding area. There does not appear to be any coherence of design of building like this which are being put up and this detracts from the character of the Hayling Island sea front.
2. I have a big concern with North facing aspect of the building. It faces directly in the my property. It has a large number of windows that directly overlook three of my bedrooms, my main lounge and kitchen, especially from the third and fourth floor. The fourth floor also appears to have a balcony that overlooks both my neighbours and my property. These are not screened by the existing trees. In the late autumn, winter and early spring months, the situation will be considerably worse as the trees are deciduous and not in leaf. During this time my rooms will overlooked by all of the windows of the third and fourth elevation. Added to this, I believe the footprint of the building is significantly closer to my property than that of the current Godbey House.
3. I am especially concerned about the safety and long term integrity of the current trees, especially those to the rear of the proposed property, which are essential to provide the screening of surrounding properties from the higher levels of the proposed new building. I have looked at the drawings and I would suggest that the areas marked for root protection are inadequate given the size of the trees. Also, some of the trees are very close to the actual construction area of the building. From experience, builders generally don't give any thought at all about the protection of trees and tree root systems, and often these are damaged which results in their death within a year or two. This would have a

very adverse effect on the privacy of surrounding properties. Special effort has to be given to this potential problem, even to the extent of putting temporary boarding around them.

4. This proposal is an extreme case of 'garden grabbing' which seems to be rife around the island. Wildlife on the island is crucially dependent on the green spaces provided gardens and taking up more that with bricks and concrete is going to have an adverse effect. The combination of the Godbey and surrounding gardens provide a veritable oasis for significant fauna. There is a wide variety of birds, many of which are in steep decline through loss of habitat, that make use of it for feeding and breeding. The trees and the relatively uncultivated nature of Godbey house gardens are largely responsible for that. Also many species that are increasingly rare, such as slow worm , stag beetles, hedgehogs and bats use the gardens. These are losing out through death by a thousand cuts. The environmental 'studies' carried out in behalf of the developers are not representative of my observations over a period of twelve years. I would hope that Havant Borough council care about, and indeed have a moral responsibility to protect this increasingly rare aspect of Hayling rather than turn the place into a desert of bricks mortar and concrete. Additionally the effect of diminishing the area available for natural rainwater drainage will potentially have an impact on flooding on the island.
5. I have concerns about the noise resulting from the construction process. When Chanel House was constructed, there was a lot of noise from plant machinery, and loud radios, plus a lot of loud and 'robust language' on the the site to the extent that it was not possible to use my garden or have the windows open. Also very early starts, late finishes, and working weekends gave no respite. I would hope that strict rules concerning this would be applied during what will be a lengthy process.

Could you please acknowledge receipt of this email.

Thankyou.