



Development Management
Havant Borough Council
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Langstone Coastal Scheme
Coastal Partners

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Planning Ref: APP/25/00162

Date: 20th January 2026

Dear Rachael McMurray

LOCATION: Land and coast adjacent to, Langstone Road, Havant

PROPOSAL: Flood and coastal erosion risk management scheme comprising a combination of raised earth embankments, raised footpaths/cycleways, sheet piled sea/flood defence walls with cladding and flood glass, provision of flood gates, associated landscaping and landscaping improvements (including street furniture), tree works and tree removals, realigned sections of cycleway/walkway, highway alterations and improvements, ecological improvements and temporary compounds and access, and all associated works. The proposal constitutes EIA development.

I write in relation to the submission of amended plans and documents in support of the above planning application. This submission follows the comments from consultees, primarily Hampshire County Council, as the Highways Authority. The relevant Environmental Statement (ES) chapters and associated documents and plans have been updated accordingly. Some ES chapters have only been updated to satisfy the MMO for the marine environment elements of the scheme. As the planning and marine licence applications are being considered under the Coastal Concordat it is important that the Environment Statement is the same for each regulator.

A detailed list of the updated documents and plans is attached to this letter, which explains the nature of the changes within each plan/document.

In summary, the following is being submitted:

- Accompanying Letter
- Amended GA plans for frontages 1A, 2 and 3 (submitted as full set for completeness)
- Amended landscaping plans for frontages 1A, 2 and 3 (submitted as full set for completeness)
- Amended site clearance plans for frontages 1A, 2 and 3 (submitted as full set for completeness)
- 3no new sets of plans (submitted as one set – Highway Boundary Plans)) that show the existing adopted highway boundary on top of:
 - GAs
 - Landscaping plans
 - Site clearance plans
- Additional highway detail drawings, including for the main compound access
- Amended Outline Construction Environmental Management Plan (CEMP)
- Amended Outline Construction Traffic Management Plan (CTMP)
- Amended Outline Traffic Management Plan (TMP)
- Amended chapters of the ES:
 - ES Non-Technical Summary

- Chapter 3 - Proposed Scheme
- Chapter 6 - Legislative Framework
- Chapter 8 – Marine Ecology
- Chapter 13 - Traffic and Access
- Chapter 15 - Amenity, Recreation and Socio- Economics
- Chapter 16 – Cumulative Impacts
- Chapter 17 - Conclusions
- Planning, Design and Access Statement – Updated Appendix A (Submission List) only

The amendments are considered to be minor in nature and include:

- The addition of proposed swing gates to the north and south access points of the Billy Trail. These gates will be closed during severe storm events to prevent the public from using the footpath, as the southern section will remain at risk of flooding
- A pedestrian 'ramp' has been added to the parking area adjacent to the Ship Inn. Whilst the original design passed the Road Safety Audit assessment, it was felt that the addition of this lower gradient sloped section would allow anyone with mobility issues/using a wheelchair etc to safely move between the northern and southern sections of this space.
- Clarity improved on some plans eg. with the use of annotations or the use of a more contrasting detail line (F1A = low level sheet piled wall now more visible, F5 = annotations to confirm that any voids will be infilled with concrete)
- Additional highway details plans to confirm compound access highway permanent works will be to adoptable standards
- Additional plans to demonstrate acceptable visibility splays
- Site clearance plan for F5 now shows an area of spartina saltmarsh that needs to be protected from the working area (already mentioned within documents)
- The amended CEMP now includes a short section of the proposed use of a temporary cofferdam, following positive discussions with Natural England
- Reference to the proposed satellite compounds and additional access points being subject to landowner consent
- Additional plans to show the existing adopted highway boundary overlaid on plans
- Height of wall adjacent to flint wall on Frontage 4 increased to match existing
- Minor amendments to satisfy the MMO (marine environment only) and maintain a single EIA submission

If there's anything else I can do to help make these amendments and additional plans clearer please let me know.

Yours faithfully,



Coastal Partners **Nicola Reid** BSc(Hons) PGDip TP

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