

To: Health Promotion (Community And Leisure) Date: 26th January 2024
From: Southern Team Tel: 01264 368803

PLANNING APPLICATION CONSULTATION

Please complete and return to the case officer by **16 February 2024**

If no response is received by this date it will be taken that you have no comments to make.

Case Officer: Sarah Barter
Application No: 24/00174/OUTS
Proposal: Outline planning application for demolition of existing buildings and erection of up to 270 dwellings, including affordable housing, with land for the potential future expansion of Halterworth Primary School, public open space, structural planting and landscaping, sustainable drainage system (SuDS) and vehicular access points. All matters reserved except for means of access
Location: Land At Halterworth Lane, Halterworth Lane, Romsey, ROMSEY TOWN
TPO: Yes/No
Conservation Area: Yes/No **Listed Building** Yes/No
Development Type: Largescale Major Dwellings

Case Officer Comments:

Response on application as submitted

No Objection **Comment** **Objection**
(subject to conditions) (specify planning reasons for refusal)

Conditions/Reasons for refusal:

Other comments:

It is appreciated that the application is at Outline stage, however, the following comments are seeking clarity to be able to determine whether the application complies with policy. A number of other observations have been made under the heading *General Observations*. More detailed comments will be provided when this information is provided.

- SANG provision is not covered in the application. How will this be provided?
- No detail, even principles on the design of SUDS or whether the applicant believes these features to be part of the POS calculation. These features, when designed should provide biodiversity and amenity benefits as well as functional water management.
- A plan showing POS typology and quantities is required to demonstrate compliance with LHW1.
- No formal sport space is included on site so the development would not comply with policy LHW1. The applicant needs to demonstrate how they will comply with the requirements of this policy.

General Observations

- A sealed surfaced circular route would be a beneficial for residents for informal recreation.
- Ecology – Limited information as to how the development will ensure no net loss of biodiversity as set out in policy E5 Biodiversity. Hedgerows are defined as *gappy* but with no action detailed as to how these green assets can be improved.
- Trees - A full planting list is required. Attention should be made to a changing climate in species selection.
- Visitor parking – Pressure on parking for school traffic is already an issue on Halterworth Lane and the proposed parking spaces onsite will do little to alleviate this.
- TVBC have would be happy to discuss future adoption of any open space/natural features on this development accompanied by a commuted sum for management.

Consultee Name: Kevin Harrinton
Date of reply: 23/02/2024