

HAVANT BOROUGH COUNCIL

At a meeting of the Site Viewing Working Party held on 30 November 2017

Present

Councillors Buckley, Keast, Patrick, Satchwell, Bowerman (Standing Deputy),
Hughes and Perry

Officers: Lewis Oliver
Andrew Biltcliffe
Jack Caine

29 Apologies

Apologies for absence were received from Cllr Lloyd

30 Minutes

The Minutes of the last meeting of the Site Viewing Working Party were received.

31 Declarations of Interests

There were no declarations of interest from members present relating to matters on the agenda

32 Land South of, Manor Road, Hayling Island

Proposal: Erection of discount foodstore with associated parking and landscaping and new vehicular and pedestrian access to Manor Road.

The site was viewed by the Site Viewing Working Party given a request from the Head of Planning Services that the application be determined by the Development Management Committee.

The Working Party received a written report from the Head of Planning Services which identified the following key considerations:

- (i) Principle of development
- (ii) Infrastructure on Hayling Island
- (iii) Nature of development
- (iv) Impact upon character and appearance of the area
- (v) Access and highways implications
- (vi) Impact on residential amenity
- (vii) Flood risk – Sequential Test and Exception Test and drainage
- (viii) Ecological Considerations

(ix) Trees

(x) Community Infrastructure Levy (CIL) and Legal agreement

The Working Party viewed the site, the subject the application, to assess whether there were additional matters that should be considered by the Development Management Committee. The site was also viewed from:

- The street scene of Manor Road.
- The rear of 101 Church Road

RESOLVED that based on the information available at the time the following information be provided to the Development Management Committee:

1. Can the application incorporate PV panels on the roof; given its large expanse and that it is southern facing?
2. Can further landscaping be included on the southern boundary with 101 Church Road, as is the most sensitive neighbouring property?
3. What will the proposed public art involve, who would be commissioned to undertake this?

The meeting commenced at 1.00 pm and concluded at 1.45 pm