



**LANGSTONE TECHNOLOGY PARK, 2B LANGSTONE ROAD, HAVANT, PO9 1SA
APPLICATION REF: APP/21/00405**

**WRITTEN DEPUTATION
12 AUGUST 2021**

As you will be aware, whilst the Park is a longstanding and key employment site within the Borough it has lacked investment over recent years and as a consequence has a high vacancy level of over 50% and provides a very dated internal and external employment environment. It does not provide the job opportunities or economic benefits that it once did or indeed should.

However, the Park has recently changed ownership and the new owners are keen to invest significantly to maximise its economic output. This application represents the first phase of a much wider investment plan, and will deliver just under 11,000 sqm of new, purpose-built industrial floorspace.

This application has been brought forward as an amendment to the permission you granted the former owners in July last year. The changes sought are relatively minor but would enable the new industrial floorspace to be developed in a better configuration to that currently approved, improving the integration of the new units with the wider Park, and providing accommodation that is attractive to the current employment market.

The changes have been pursued in direct response to agency advice and will deliver a more robust product having regard to the specific needs and demands within the industrial/R&D sectors.

The revised scheme has been formulated following detailed pre-application engagement with your Officers and those at Hampshire County Council (as highway authority). The application has not received any objections from statutory consultees and has been found acceptable on all planning policy grounds, including highways, heritage, design, amenity, and parking. You will also note there has been very limited local resident comment, with all of the issues raised being comprehensively dealt with in the Officers Report.

Overall, the proposals represent an opportunity to deliver a number of important benefits including:

- Bringing forward positive economic development which builds on the strengths of the Site's location and deliver new employment opportunities. This application marks the first phase of a much wider investment strategy for the Park.



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- Making the most effective use of land through the re-use of a brownfield site and in seeking to optimise the potential of the Site to deliver meaningful economic development.
- New tree planting and biodiversity benefits through the implementation of ecological enhancement measures.
- Development of a sustainable and high-quality design, representing an appropriate response to the character of the Site and surrounding area.

Should planning permission be granted this evening, the intention would be to commence construction of the new industrial units later this year with a view to them being available in 2022.

As a result, the Applicant respectfully requests that you endorse the Officers recommendation and approve the application.