



1st March 2015

FAO Planning Inspector
Planning Strategy
Fareham Borough Council
Civic Offices
Fareham
PO16 7AZ

**Development Sites and Policies Plan Proposed Modifications -
Land at A27 and Station Road Junction - Response to DMM 25**

I am writing to object to the allocation of this site for future development and wish it to remain as open space.

This land was not shown for any development in the Local Plan which was submitted to the Inspector for the Public Examination and finding its late inclusion has denied ourselves and others the opportunity to be present or speak at the Examination when it was discussed.

This open green space owned by Fareham Borough Council has been green since the A27 trunk road was rerouted bypassing the Portchester Shopping Precinct in 1970. The land is adjacent to a major busy road junction with a large amount of traffic and pedestrians and a train station nearby to the north. Vehicle access to the site can only come from Station Road, very close to the junction with the A27. Vehicles turning into and out of the site could cause traffic hazards.

The open space land contains a large diameter water main across its southern side which means any development on the site would have to be moved further north within an already restricted site. At up to 3 storeys in height, this would encroach upon the amenities of adjoining properties which are mostly bungalows.

A similar previous planning application for this site in 2005 was refused on the main grounds of: overdevelopment of the site, inadequate off street parking and provision for service vehicles, un-neighbourly effect upon adjoining house and no contribution towards open space. **These reasons still apply.**

If a decision is taken to include the site in the Local Plan for older persons' accommodation then provision should be made for at least 1 car space per unit plus visitor parking and in addition a need to provide for delivery and refuse vehicles to access the site. Also, the site should not be developed for any other purpose and must not exceed 2 storeys.

Mr and Mrs S Cadet

A large black rectangular redaction box covers the text below the name 'Mr and Mrs S Cadet'.