

Dear Resident,

You are receiving this email from Highcliffe Residents Association, because you responded to the previous email or attended the Residents meeting about the Planning application for the Jesmond Avenue development.

The conclusions from the very well attended meeting held on 3rd May at the Old School were as follows.

The position of the Council ie the Planning Department is dictated by Government policy and County designations of land available for development.

The position of our Councillors is that they would like to see what is best for Highcliffe, but are also constrained by Planning laws and policies.

The main concerns from Residents are:

- That the development should be sustainable by our present infrastructure, it will obviously put a strain on our already congested roads, fully subscribed Schools, Medical facilities and so on.
- A Nursing home of four storeys with limited parking facilities would be out of keeping with the surrounding environment, and would further bias the age demographic of Highcliffe.
- The loss of Woodland would increase air pollution and noise from the Lymington road reaching adjacent properties, and destroy the habitat and balance of wildlife in the area.
- The danger and inconvenience of increased traffic and parking in the area, particularly affecting the School in Greenways which is already a major cause for concern.

Preferences expressed by residents include:

- Keeping the Area as Woodland or Amenity land for reasons given above.
- Building to a more traditional formula regarding density and garden areas to retain vegetation and preserve the character of the area.
- Building properties that are financially accessible to younger residents who wish to remain in Highcliffe.

The list of criticisms and objections went on, but it was made clear by the Councillors present at the meeting, at least one of whom is on the Planning committee, that none of the above constitutes a valid objection in Planning law.

This was very disappointing but they strongly advised that we should submit individual Objections and Comments to the Planning dept. of CBC and that these need to be "valid" objections in Planning terms.

The Comments from HRA, for example, will only be counted as one entry even though they represent the views of many residents and neighbours of the scheme.

Frustratingly, it seems there is little that constitutes a valid reason to refuse a scheme, but if we are to maintain Highcliffe as the environment that we chose to live in we have to make our views and concerns known to the Planning Department.

I notice that around 80 very well worded comments are already listed on the Planning website, accessible at <https://www.dorsetforyou.gov.uk/planning/applications/search> Application Number **8/17/0763/OUT**

If you haven't quite got around to adding your comments and intend to have your say, the deadline is 29th May, please write to Kevin Chilvers at CBC Planning Dept. or comment online at the above URL .

Finally a plug for Highcliffe Residents Association, if you feel that these meetings are a useful source of information and would like to support the work and activities of HRA, please join the association. We also need volunteers for a number of tasks including Membership administration and Editing a Newsletter. We can be contacted at info@highcliffesidents.co.uk and we have a Forum for general discussions and information at www.highcliffesidents.uk

Best Wishes

Rob Austin
HRA-CIC