

Altman, Rebecca

From: Oliveira, Marta (Contractor)
Sent: 27 August 2025 16:35
To: Altman, Rebecca
Subject: X/25/99588 - Land west of Burnetts Lane, Land west of Burnetts Lane, Eastleigh, SO30 2HH

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Categories: Consultation responses

Hi Rebecca,

I have now had the opportunity to review the submitted information, and my comments are as follows:

- The proposal has positively evolved to address the concerns raised by the EBC officers throughout the application process in terms of architectural style, elevations treatment and materials. The scheme proposes an alternative appearance and external materials when compared with the previous approved application and tries to blend them with the surrounding context.
- These gateway buildings should be of high-quality design in response to its location.
- It is accepted that the architectural statement previously achieved through the proposed green wall, will be now provided through the metal / meshwork on the balconies which will be delivered as public art.
- It is welcomed that a robust Public Art Statement was submitted to illustrate how the public engagement will inform the balustrade design, including textures, materials and detailing.
- Moreover, there are also improvements in terms of the landscape plan. Efforts were made to add planting to the parking area as well as a few improvements in terms of boundary fences to enhance the rear area.
- Balconies were proposed to all apartments to provide residents with private outdoor amenity space in accordance with the Quality Places SPD.
- In terms of the buildings' entrances, it was preferable having an entrance facing the Avenue to encourage a more legible pedestrian connections for those walking from or towards Hedge End train station; but it is acknowledged that the original application didn't have one.
- It was queried about the height of the lift shaft overrun and it was explained that it is as represented on the elevations.
- Although Plot 159 is outside the site boundary, concerns were raised regarding the poor outlook of its future residents. It was agreed that amendments will be included to improve the outlook of this fog through a NMA application.
- Lastly, it was raised a concern regarding the parapet detail of the block of apartments. It felt awkward reading the buff and dark bricks in the same plan. Therefore, it was requested to propose a shadow gap detail to separate both materials.
- The technical detail could be submitted through condition, but it is suggested that that would be a lot easier and quick if the detail is agreed at this stage and amend the roof plan and elevations drawings accordingly.

I hope these comments are of help.

Kind regards
Marta

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