

Public Document Pack

ADDITIONAL INFORMATION AND PRESENTATIONS

10 ADDITIONAL INFORMATION - STATEMENT AND PHOTOGRAPHS 2 (Pages 1 - 8)

Monday, 4 March 2024

Director – Legal, Governance and HR

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ADDITIONAL INFORMATION – STATEMENTS PLANNING AND RIGHTS OF WAY COMMITTEE 12 MARCH 2024

22/01341/FUL - St Mary's College, Midanbury Lane

Attached photographs from the St Mary's Residents' Opposition Group.

1 Brighton Road 23/01585/FUL

Are the stairs in both houses 1 and 2 next to the party wall ?
As 7 people running or jumping the last three treads prevents sleep.
Also the sound of feet on extra stairs to the loft would annoy and disturb
Are the loft stairs wood or carpeted. ?.

Harmful to character and amenity The intensification of the use of the property and activity associated with the change of use to a larger HMO would be detrimental to the amenities of nearby residents. and will result in additional comings and goings to the detriment of established residential amenity.

The proposal is, therefore, considered contrary to saved policies SDP1(i) and H4(i) of the City of Southampton Local Plan Review (2015 amended), Policy CS16 of the Core Strategy (2015 amended) as supported by the relevant sections of the Houses in Multiple Occupation Supplementary Planning Document (Approved May 2016).

I do admit that noisy HMOers get all the publicity, press ,radio, TV but many are quiet ,on shift work and need no sleep at all hours, therefore it is disgraceful discrimination that they cannot be protected by noise insulation of the extra rooms at number 1 just because they are not couples and have no children . Renters should not suffer this blatant discrimination.

Lorraine Barter
Harborough Road
Polygon
SO15 2FY

The report says : The loft is being proposed for a bedroom, previously this property restricted access to this region due to fire regulations, - UNQUOTE-
So what if the persons in that loft room at 1 were to be talking loudly, even shouting, banging door, playing video games all night ?
How would **next door resident** in nearest bedroom on next floor down get any sleep ?
You must know that EHO will not even accept complaints about the first three nuisances.
I know from experience how 3000 door bangs in a year can decimate live style and well being.

Check sound proofing conditions imposed at 112 Upper Shaftesbury Avenue and do not show discrimination against next door just because they are renters not buyers, nor a family.

You must demand sound proofing.

Mr Morris
Harborough Road
Southampton
SO15 2FY



APPENDIX C
Beech Avenue
Flood water running off site development

Beech Avenue
flood water run off from higher lying ground of **St Mary's Sports Field**
Taken: 02/01/24



APPENDIX B
Photographs of Juniper Road with Junction Beech Avenue
showing narrowness of roads and tightness of junctions

Approach Road - Juniper Road into Beech Ave by Beechwood Junior School



Approach Road – Along Beech Ave from Beechwood Junior School and Juniper Road



18 Bridge Road 23/01424 /FUL

Surely this must have been a family home as well as a dwelling house ?

Was there not a policy against the loss of a family home ?

I do not consider that the applicant has demonstrated policy considerations to justify the loss of this large family unit and as such the scheme conflicts with policy CS16 of the Core Strategy.. .

The living conditions of existing and future occupiers of next door - adjoining- would be unacceptably harmed by this development and consequently conflict with saved policy SDP1 City of Southampton Local Plan Review 2006 (Local Plan)

It is great that long suffering HMO ghetto residents have proven their case re night noise and ASB from HMOs since the early 90s and are now grateful that noise insulation has already been imposed by condition in two cases, 25 Northolt Gardens and 112 Upper Shaftesbury Avenue.

Lorraine Barter

Harborough Road

Polygon

SO15 2FY.

18 Bridge Road 23/01424 /FUL

Obviously I am thrilled that the officer has taken notice of two objection letters demanding sound proofing , a precedent set by a condition on an intended HMO at 25 Northolt Gardens, and one letter saying that the walls at 18 Bridge Road are thin, but it is still loss of family home.

Please note that Noise Nuisance will not even accept complaints about all night door banging , running up and downstairs, shouting in house or garden and even reported all night loud disco type music for months on end cannot always be stopped by Council , agent or HMO owner.

Mr Morris

Harborough Road

Southampton

SO15 2FY.

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1 Brighton Road 23/01585/FUL

From: Stewart Morris [REDACTED]
Sent: 08 March 2024 15:56
To: democratic.services@southampton.gov.uk <democratic.services@southampton.gov.uk>
Subject: Planning/ 1 Brighton Road. 23/01585/FUL

Please could you read out at Planning ? 1 Brighton Road.

The report says : The loft is being proposed for a bedroom, previously this property restricted access to this region due to fire regulations, - UNQUOTE-

So what if the persons in that loft room at 1 were to be talking loudly, even shouting, banging door, playing video games all night ?

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You must demand sound proofing.

Mr Morris

[REDACTED] Harborough Road

Southampton

SO15 2FY

1 Brighton Road 23/01585/FUL

Please could read out for me at Planning on Tuesday or do the same even if I do turn up at the last minute?

Harmful to character and amenity The intensification of the use of the property and activity associated with the change of use to a larger HMO would be detrimental to the amenities of nearby residents. and will result in additional comings and goings to the detriment of established residential amenity.

The proposal is, therefore, considered contrary to saved policies SDP1(i) and H4(i) of the City of Southampton Local Plan Review (2015 amended), Policy CS16 of the Core Strategy (2015 amended) as supported by the relevant sections of the Houses in Multiple Occupation Supplementary Planning Document (Approved May 2016).

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