

Ref No.	Name of Individual/ Organisation	Summary of Key Points	GBC Officer Comment/Action (paragraph references refer to numbers assigned in Consultation Draft)
South Street			
Overall approach			
100/21, 219/24, 294/78, 336/59, 350/32, 248/22	Local resident, Cllr Raffaelli, Cllr Bateman, Lee Residents Association, Gosport Society	Agree with principles -	Noted.
225/10	Local resident	South Street needs closer socio-economic links with the High Street.	The proposals in the SPD would assist in providing visual links as well as linking the areas commercially.
342/29	Gosport Heritage Open Days	Supports the objectives set out for this Character Area	Noted.
203/20	Local resident	Potential to overdevelop-take great care	Individual proposals will need to be assessed in accordance with the policies set out in the GBLP and guided by the design principles in both the Design SPD and the Gosport Waterfront and Town Centre SPD to ensure that the site is not over-developed.
65/15	Local resident	Improvement needed in this area	Agree.
29/26	Local resident	Agree that South Street needs building fronting road - Requires some parking areas on the street.	Agree that South Street needs building along the road frontage and the SPD supports this. Proposals for any car parking on the street will need to be considered as part of any individual planning application in accordance with advice revived for the highway authority and guidance included in the Council's Car Parking SPD.
24/31	Local resident	Is it viable to site businesses along a through road (e.g. demise of the Precinct)? It is better to concentrate them in the High Street rather than spread them too thinly.	It is accepted that that too much additional commercial space could detract from the High Street. However the proposals for the South Street area are very limited to South Cross Street in order to provide an active commercial frontage between South Street and the High Street.

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28/20,45/11, 63/30, 72/4, 216/12	Local residents	Leave as it is <ul style="list-style-type: none"> - open aspect is valuable and should not be fronted with flats - it's the only other road out of the town going north 	It is considered that the proposals will improve the appearance of South Street by creating ultimately a tree-lined avenue and an attractive route towards the ferry. There will still be open aspects along South Street particularly looking over Walpole Park and over to Haslar.
76/12	Local resident	This area does not seem to have suffered as much as other parts of the Town.	
340/32	Local resident	Cannot one area in Gosport be preserved a little instead of being "transformed" – probably not for the better	
20/23	Local resident	Not possible to put anything else here	Not all the proposals will necessarily come forward but by providing a set of key principles in the SPD this will help guide the form of development which takes place.
304/22	Local Resident	Shopping units with residential above.	This approach is being advocated for parts of the South Street area.
Uses			
<i>Mixed use</i>			
256/42	Local resident	<ul style="list-style-type: none"> - Must it be commercial development? There is a greater need for housing (256/42) 	The retail/commercial element would be limited and will be help bring life to the street and act as a continuation of the commercial frontage of the High Street. It is considered that the site can provide a large number of dwellings as well and provide a suitable mix for a Town Centre site.
89/29	Local resident	Shopping units with two storey buildings above would be suitable providing there is sufficient parking for the working population and customers (89/29)	The SPD proposes a mixed-use development on this site. Parking will need to be considered as part of any proposal.
<i>Residential</i>			
48/15, 64/33, 102/20, 253/5,	Local resident	No more housing <ul style="list-style-type: none"> - More residential would add to problem on the A32 (64/33). 	It is considered that the area does offer the potential for some new residential opportunities to meet local housing needs. The SPD does not propose any additional housing than that including in the GBLP including Policy LP4 which relates specifically to the SPD area. The Town Centre offers a good location for housing as it has a good choice of transport modes and

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			access to facilities. Each proposal will need to accord with the relevant policies of the GBLP including in terms of parking, design and residential amenities. The SPD aims to provide guidance when proposals come forward.
112/11	Local resident	Agree with housing ideas for the High Street area-These should not be too high though.	Noted-the SPD recognises that there is the potential for some height on these frontages between 3-6 storeys at particular locations. It is considered that the street would not support development which is much higher than this.
268/25	Local resident	Potential to develop the area from the George and Dragon Car Park to The Police Station for residential. There shouldn't be ground floor retail as this would draw business from the High Street.	<p>The SPD is proposing the potential to development the areas from the Coates Road Car Park to the Police Station for residential uses as well as a mix of other uses.</p> <p>It is accepted that that too much additional commercial space could detract from the High Street. However the proposals for the South Street area are very limited to South Cross Street in order to provide an active commercial frontage between South Street and the High Street.</p>
67/6	Town centre business	<p>George & Dragon Car Park – a 7 storey building could accommodate a mix of 1,2 & 3 bedroom social housing flats (250 in total comprising of: 104 x 1 bed 114 x 2 bed 31 x 3 bed</p> <p>Buildings would face east-west – only shadows cast would be when sun setting (and would only affect bus station). If bus station & surrounding waterfront is converted to retail/restaurants residents would not be affected as the outside waterfront tables would overlook the harbour not the town</p>	<p>The Coates Road Car park could support a number of dwellings- potentially 20 dwellings at 200 dwellings per hectare. It is considered that 7 storeys would be too high in this particular location.</p> <p>If the George and Dragon Car park refers to the South Street Car Park, the Council considers that this car park should be retained as it is currently the largest and most prominent short stay car park in the Town Centre and is the only sizeable car park which serves the eastern end of the Town Centre and the ferry. In future it will also</p>

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			serve the Bus Station redevelopment.
67/9	Town centre business	Walpole Park Car Park – could accommodate 100 luxury 2 & 3 bedroom apartments overlooking Walpole Park in a 4 storey development- the ground floor being the existing car park. Walpole Park Car Park is approximately 9,500m ² - this would only use 1/3 of that area.	<p>It is proposed that Walpole Park will be retained. It is proposed parking will be reorganised to provide additional short stay provision close to the Town Centre, adjacent the High Street.</p> <p>The SPD does identify that in the longer term there may be potential to develop this site with numerous considerations relating to car parking provision design and residential amenities.</p> <p>The draft SPD mentioned residential and retail. Plans in the future could also include any purpose-built leisure/cultural facilities which would similarly need to ensure that there is parking retained on the site. Amend SPD to mention the potential of this type of facility. Further work will be undertaken as part of the forthcoming Local Plan Review to ascertain demand by the public for a local leisure facility as well as there would be interest from operators.</p>
33/14	Local resident	The proposed level of residential development at the Police Station site, the Precinct and Coates Road requires substantial additional parking, quite apart from the provision of service vehicles.	Any proposals will need to meet the car parking requirements within each development in accordance with the policies of the GBLP and the guidance contained in the Council's Parking SPD. It is envisaged that such sites would incorporate some undercroft parking.
355/26	Local resident	Residential development will require adequate parking provision and new infrastructure including locally accessible medical and education facilities.	In terms of access to infrastructure the GBLP makes provision for development to contribute towards infrastructure either through on-site requirements or development contributions including those secured through CIL.
33/15	Local resident	Is the water table low enough in this low-lying area to allow	This would need to be investigated as part of any

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		undercroft parking safely.	detailed proposals. Such provision has been able to be provided elsewhere in the Town Centre.
336/60	Lee Residents Association.	Concern about potential tall buildings on the junction of South Street and South Cross street.	The buildings will need to be designed to suit the context of the site. It is considered that 5/6 storeys may be appropriate at the corner of these plots with a lower height along South Street and South Cross Street. This would create some design interest without creating a bulky form. Amenities will be considered as part of any planning application.
371/28	Local resident	Do not build higher than neighbouring properties. Sunlight must be able to reach ground level at some time during the daylight hours.	
<i>Retail</i>			
48/14	Local resident	More retailers	Some limited retail and/or commercial provision on ground floor is proposed as part of any redevelopment of the Police Station and Precinct sites. This would partially replace the floorspace at the Precinct. The re-positioning of this commercial would create a continuous commercial link to the High Street and activity at ground floor level.
272/16	Local resident	Try to keep shops contained close to the High Street to create a more bustling atmosphere.	
132/32	Local resident	Disagree with retail on South Cross Street as there is no evidence of need.	The retail/commercial element would be limited and will be help bring life to the street and act as a continuation of the commercial frontage of the High Street.
135/15	Local resident	Cheap retail rents and long leases.	This is determined by the landowners.
<i>Leisure</i>			
43/7	Local resident	South Street could include a cinema	Further work is being undertaken to ascertain the demand for such leisure provision from residents as well as investor demand for a presence in this area. It is proposed to amend the SPD to identify a potential long-term option for leisure uses on the Walpole Park Car Park closer to South Street which would also need to accommodate public parking provision. This is in addition to the
356/11	Local Resident	What happened to the previous plans for a cinema.	

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			potential residential/commercial use cited in the Consultation version of the SPD.
<i>Other uses</i>			
266/19	Local Resident	Potential to include a hotel	Hotel could potentially be located in this area. Mention this use in the SPD
271/18	Local resident	Potential to include schools / play areas.	HCC, as the local education authority, do not have any plans for such provision in this area.
362/21	Local resident	Open air swimming pool complex	The Council's provision is located at the Gosport Leisure Centre. It is unlikely that further provision will be provided in this location.
Environment			
358/10	Local resident	Support the provision of tree planting along Mumby Road and South Street.	Welcome support.
29/25,	Local resident	Improve appearance of drab road - Use of flags/banners	The SPD supports public realm improvements in this area to help visually soften this road corridor. It is considered that new development can be accommodated in this area without having a detrimental impact on localised congestion and air pollution. Such town centre sites offer the best transport choice in the Borough with good access to services and therefore residents of such developments have opportunities to use their cars less often than those in other locations.
124/18	Local resident	Uncomfortable with the proposed density and parking revision, however the idea of the wider tree lined avenue is attractive.	
225/10	Local resident	Garden undercrofts and avenues are a helpful alternative, South Street needs de concretizing.	
355/26	Local resident	Increasing development in this area will increase congestion and air pollution, Tree planting and open space need to be incorporated to deal with this.	
358/27	Local resident	The north side of South Street needs softening.	
294/78,326/59	Gosport Society, local resident	Need to respect pattern of the former Gosport Lines. - Especially welcome the emphasis on respecting the pattern of the Gosport Lines (326/59)	There will be a continued emphasis on respecting the pattern of the Gosport Lines
Transport			
299/13	HCC Strategic Transport	Improve the pedestrian and cycle links and routes and enhance the bus facilities.	Amend SPD as recommended by HCC Strategic Transport section
Car parking			
132/32	Local resident	All development should meet the parking SPD standards.(132/32)	Proposals will need to accord with the policies in the GBLP and will need to consider the guidance

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99/18, 293/22	Local resident	Undercroft parking essential for new builds (99/18) Generous undercroft parking is required with new developments.(293/22)	in the Parking SPD. It is likely that undercroft will be the most appropriate form of parking for many of the proposed development sites.
242/10, 285/13, 286/20, 356/12	Local resident	Leave car parking as it is <ul style="list-style-type: none"> - Do not build on short or long stay parking off South Street (285/13, 286/20) - Concern that the proposed buildings will worsen the position of residents parking.(356/12) 	The SPD identifies a surplus is public car parking space following a number of car parking surveys. The SPD proposes a re-organisation of parking provision in the SPD area including the potential redevelopment of the Coates Road car park as part of a wider redevelopment of this side of South Street. Short stay parking would need to be re-provided and it is suggested that the Walpole Park Car Park closest to South Street which is currently used for long stay parking would be an appropriate location. It is acknowledged that the Council will need to produce a car parking strategy to assist in informing future decisions. Residential developments will need to provide some on-site parking in accordance with the Parking SPD.
262/7, 263/5	Local resident	No more parking on South Street	
106/3	Model yacht club	Area 6 should not be developed as it would result in a loss of parking and a disturbed air flow to the boating lake.	No development is proposed for area 6 of the Walpole park Car park (as defined in the Background Report).
Service Road			
57/33	Local resident	Access for lorries to properties to the rear loading areas for the shops is poor.	This function will need to be safeguarded as part of any redevelopment proposals as set out in Policy LP28 (point 3b) of the GBLP.
Police Station site			
5/18, 12/20, 21/20, 98/9, 261/11, 263/5, 346/2	Local residents, JP Developments Ltd (JPD)	Support the development of the site.	Agree- the SPD is proposing that this site is developed.
112/27	Local resident	Convert police station rather than redevelop it.	The SPD does not rule out the potential for conversion but this may be difficult given the layout and standard of parts of the building.

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			The redevelopment of the whole site will assist in providing new modern homes, as well as retail/commercial frontage along South Cross Street.
346/4	Local resident	The suggestion that the site could be developed in association with adjoining sites is noted but considered improbable. Town centre development is inherently complex notably given densities, mix of uses and issues surrounding land assembly. Sufficient flexibility to allow sites to come forward in isolation must be built into the SPD so that one site cannot fetter the delivery of neighbouring sites.	Agree- It is felt that the SPD does allow for this flexibility. It is important that the first site to be development sites the design context for the sites that follow.
<i>Mixed use</i>			
263/5, 346/2, 349/19	JP Developments Ltd (JPD), local residents	<p>Support the identification of this site for mixed use residential and commercial redevelopment.</p> <p>The Law Courts, Police Station and the Precinct should be demolished. The redevelopment of the area should include a hotel, commercial units with residential above them (346/19).</p> <p>The site is well connected to highways and public transport. (346/2)</p> <p>JPD note the site is previously developed, free of technical constraints and is capable of delivering a significant number of dwellings early in the life of the SPD. (346/2)</p>	The SPD supports a mix use development subject to details of the scheme. It is proposed to amend the SPD to mention the possibility of hotel use on the site.
<i>Residential</i>			
21/20, 67/7, 99/15, 248/12, 278/15, 383/2	Local residents	<p>Support residential</p> <ul style="list-style-type: none"> - As part of a converted building (99/15), (248/12). - Ideal location for retirement accommodation. (278/15) 	<p>Agree that the site is appropriate for a residential development. The council also consider that some commercial development on the South Cross Street would provide an active frontage through to the High Street.</p> <p>Proposals for retirement accommodation would</p>

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			<p>be considered favourably as would other forms of residential development. Amend SPD to mention retirement accommodation.</p> <p>The building itself is considered to be difficult to convert and in many ways would be better as a redevelopment and thereby maximising the number of dwellings that could be successfully accommodated on the site.</p>
67/7, 99/15, 248/12	Local residents	<p>The police station should be retained and converted –</p> <ul style="list-style-type: none"> - For residential (99/15), (248/12). - The Police Station could accommodate 240 1,2 & 3 bedroom social housing flats (67/7) - But not a tower block otherwise there will be huge problem with parking, doctors amenities etc. 	<p>The building itself is considered to be difficult to convert and in many ways would be better as a redevelopment and thereby maximising the number of dwellings that could be successfully accommodated on the site.</p> <p>The Background Paper accompanying the SPD suggests a figure of 60 dwellings could be accommodated on the Police Station. This is assuming a density of 188 dwellings per hectare, which is considered a reasonable level for this location. The figure of 240 suggested by the respondent is considered on the very high side. The figures in the Background Paper are very much indicative. The site would not support a tower in terms of design and amenity reasons.</p> <p>Policy LP24 of the GBLR requires 40% affordable housing on sites of 10 or more. It is accepted that there is scope for negotiation on viability grounds.</p>
346/6	JP Developments Ltd (JPD)	<p>Companion Document – Background Study (June 2017)</p> <p>Table 16 estimates the site to be 20-60 dwellings. Without a full examination of the site it is considered premature to suggest a cap of 60 dwellings consider 80 dwellings could be delivered.</p>	<p>The Background Study does not provide any cap on numbers. This document is not policy just an estimate based on reasonable density assumptions. It is accepted that a higher figure could be forthcoming if the proposal met the</p>

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			policy considerations of the GBLP.
67/20	Town centre business	Figure of 60? Have you asked the pet centre to build you rabbit hutches?	The figure of 60 is based on reasonable town centre density assumptions. Others have suggested higher figures. Ultimately the proposals will need to meet the requirements of the GBLP. The Council's Design SPD sets out guidance on internal space, based on Government advice. If a proposal falls significantly short of this, it can be potentially refused on amenity grounds.
<i>Retain a Police Station</i>			
59/7, 112/28	Local residents	Loss of Police Station limits access to police (59/7) Town of 80,000 people needs a police station. (112/28)	The decision made by Hampshire Constabulary has been to close this Police Station and relocate it to the Town Hall.
116/13	Local resident	returned back to a police station. (116/13)	It is understood that the site has now been sold.
<i>Community facilities</i>			
381/10	Local resident	Convert the Police Station into a youth centre and not residential young people- they need activities to keep from boredom which is the cause of most of the antisocial behaviour.	The SPD does not rule out the use of the site for community facilities, although it is more likely that a residential development would be sought. The Council considers that some form of commercial use could be located on the ground floor facing South Cross Street. Any residential development would need to provide provision for affordable housing in accordance with Policy LP24.
69/12	Local resident	Re-open the Police Station or home the homeless instead	
<i>Leisure</i>			
5/18, 12/20, 21/20, 98/9, 261/11	Local residents	The Police Station requires development <ul style="list-style-type: none"> - Multiplex cinema (12/20, 98/9) - Family public house. (12/20) 	Such uses are not ruled out by the SPD. The SPD has been amended to state that any one of the opportunity sites on South Street could accommodate leisure facilities.
<i>Hotel</i>			
221/19	Local Residents	Hotel, but not too high to avoid blocking out light.	Such uses are not ruled out by the SPD. The SPD has been amended to state that any one of the opportunity sites on South Street could accommodate hotel facilities.

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<i>Design</i>			
99/15, 112/27, 116/13, 67/7, 248/12	Local residents	The police station building should be retained and converted <ul style="list-style-type: none"> - part of Gosport heritage, designed by a Local Architect with family linked to the area. (Barbara Fields father) (99/15) 	The building itself is considered to be difficult to convert and in many ways would be better as a redevelopment and thereby maximising the number of dwellings that could be successfully accommodated on the site. At this point the building has not been designated as a locally listed building.
346/3	JP Developments Ltd (JPD)	The requirement for wholesale redevelopment of the site is supported but without a full examination of the site it is considered premature to suggest a cap of 6 storeys. As set out in Appendix 1 it is indicated that the site is capable of accommodating 4-8 storeys within a landmark piece of architecture and without detriment to the surrounding area.	It is acknowledged that the SPD only provides guidance relating to the potential height of a building on this site and that no detailed design work has been undertaken. The Council would consider proposals for developments higher than 6 if it can be demonstrated that the site would not be detrimental to the surrounding area. As it stands for guidance purposes it is considered that 6 storeys is more likely to be appropriate.
221/19, 294/79, 365/8	Local residents, Gosport Society	Building should not be too high <ul style="list-style-type: none"> - Concern about the suggestion of taller building with landmark features might be permitted at the junction of South Cross and South Street- this would be out of keeping with the majority of the town centre. (294/79) - Maximum of 3 storeys in height. (365/8) 	It is considered that a building of more than 3 storeys could be accommodated on the Police Station site. It is considered that a taller element could be located on the corner of the plot to provide some interest. The Council has suggested 6 storeys as being reasonable. The height along South Cross Street and South Street would need to be lower to avoid the building looking to bulky in form.
206/15	Local resident	Residents of the Blocks opposite the Police station are being ignored as development takes places all around them including the Police Station site. This will overshadow them and affect their parking options.	The amenities of the residents of these properties (Portland House, Burney House, York House Rodney House and Nelson House) which are Council-owned properties, will be considered in accordance with the policies of the GBLP when determining any forthcoming proposals at the Police Station and adjoining sites. Proposals for residential at the Police Station site will need

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			to make provision for their own residents.
The Precinct			
263/5	Local resident	Support the proposals for the Precinct.	Noted
95/, 125/4, 225/10, 235/4, 248/13, 262/5, 264/2, 270/9, 278/15, 286/19, 358/26	Local resident	<p>The precinct should be redeveloped.</p> <ul style="list-style-type: none"> - Move the shops to the High Street (270/9), - redevelop with neighbouring Police Station site for shops and flats (358/26) - Gosport's 'tatty' Precinct would be more suitable site for providing new homes (248/13) - Support the redevelopment of the precinct, though the proposed 6 storeys is too high (235/4) - Create a mixed use development including, Police Station shops and residential. (262/5) - The Police Station and Precinct sites could be linked with retail at ground floor and residential and office above. (264/2, 286/19) - Ideal location for retirement accommodation (278/15) - Create a mixed development in the South Street precinct and police station with shops, offices, housing. (285/12) 	<p>Support noted for these proposals included in the SPD.</p> <p>5 storeys has been suggested on the indicative plan. Any development would need to be a variable height to provide visual interest. 5storeys across the plot may well result in the form of the building being too bulky. It will be necessary for the design of any forthcoming proposals to be considered in further detail. This does not rule out anything higher if it can be suitably designed.</p> <p>It is acknowledged that in addition to the uses included in the consultation draft of the SPD, office use and retirement accommodation may be appropriate.</p>
4/25	Local resident	New businesses do not last very long in the Precinct - it is like a no-man's land.	Agree there is a high turnover of businesses in this area.
4/26	Local resident	The businesses in the Precinct could be relocated within the new development.	As part of any redevelopment there may be the potential for businesses to be relocated to the commercial premises facing South Cross Street.
93/12	Local resident	The Precinct needs to attract more business or a total rethink.	It is proposed that a redevelopment of the site with some re-provision on South Cross Street to provide a stronger commercial frontage linking with the High Street.
67/20	Town centre business	This site would be better suited to the evening economy with restaurants and a covered outdoor area for a superior eating experience.	There may be scope for this to happen but unfortunately there seems to be little attempt to reposition the Precinct by the current owners.
277/5	Local resident	Ideal location for small shops and markets etc. Reduced rent to encourage business.	This area has been the focus for some small shops, but it is considered that redeveloping the

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40/6, 359/22	Local resident	Improve the existing Precinct <ul style="list-style-type: none"> - The area needs sprucing up and better signage from the High Street so that people are aware that it is there. (359/22) 	site and repositioning the existing retail on South Cross Street may offer a more viable future for such businesses. Environmental improvements still may not offer a solution in this particular instance and it may be appropriate to redevelop the site as whole. The issue of rent is a matter for the landowner.
288/15	Local resident	Precinct under used. But if new retail will be available on the bus station site and elsewhere concerned businesses unlikely to choose Precinct as allocation even if it were improved. It could be used for residential or extra emergency accommodation.	It is considered that the proposed units on South Cross Street could be for a range of commercial uses to help create a continual frontage from South Street to the High Street. The scale will be limited.
355/26	Local resident	Can the area support more retail given the current vacancies?	
Coates Road Car Park			
221/20	Local resident	Coates Road Car Park should be left as it is to allow for service vehicle turning.	Alternative arrangements for service vehicles will need to be considered.
67/20	Town centre business	Coates Road Car Park – where are the residents supposed to park?	The residents for any forthcoming development would park on the site as part of an undercroft parking arrangement.
349/19	Local resident	The Coates Road Car Park to remain as this essential asset serves the High Street and is always at capacity on Saturdays. No future development of housing on the South side is required also the road safety risks of pedestrians crossing the busy South Street.	It is acknowledged that this is a well-used car park and this has been demonstrated by the Council's own parking site. It is also acknowledged that the site is well-placed to serve the High Street. However overall in the town centre there is a significant surplus of parking spaces even at peak times during the year. Hence there is a need to reorganise parking in the town centre. This site lends itself to redevelopment due to its proximity to other sites that could be redeveloped and the contribution a development could make to improving the appearance of South Street. As part of any

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			reorganisation it would be necessary to relocate the short stay parking to the Walpole Park Car Park closet to South Street. This is some 150 metres away from the Coates Road Car Park and well-placed to serve the High Street. This would improve short stay provision by providing a larger more visible area of short stay provision.
Waterside Centre/Church			
213/5, 384/1	Waterside Church, Caroline Dinenage MP	The Waterside Centre was a Victorian ragged school in the past and the Gosport and Portsmouth Seaman's mission which was established by Henry Cook in the mid eighteenth century and committed to working with people from deprived areas in Gosport.	Noted and include information in the SPD.
213/1, 384/1	Waterside Church, Caroline Dinenage MP	<p>No consideration has been given to the Waterside Centre. There is no mention of the Waterside Centre or a suggestion that it be relocated. Unacceptable that the centre has been totally overlooked. (213/1).</p> <p>It provides important community support services in a strategic location and therefore is accessible to those in the community that are in need with regular transport and parking nearby (213/1, 384/2). It provides numerous services including those relating to health and addiction as well as its religious role (213/1).</p> <p>The Waterside Centre currently strategically positioned to serve the growing community. The current site offers unique opportunity to expand the Waterside Centre and create a community hub which a number of voluntary organisations can come together and work out of (213/1, 384/1).</p> <p>At the Annual Community Voice 2017 Conference there was keen support for a community hub to enable local organisations to work together more easily and to support</p>	<p>The Council agrees and recognises the important role that the Waterside Centre plays in the local community including providing a number of care and support services.</p> <p>The text in the SPD (p70) states, 'that any proposals would need to fully consider how the Waterside Church (adjacent to Coates Car Park) could either be incorporated within the development or suitable alternative premises found elsewhere in the vicinity.' It is recognised that the accompanying indicative plan (Plan 17) could better reflect this approach. It is also important to note that Policy LP32 (Point 5) of the GBLP aims to protect existing community facilities.</p> <p>It is noted that the Waterside Church has previously proposed the redevelopment of their site to form a church/community building including the provision of short stay residential</p>

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		<p>the community in the best ways possible. (384/2)</p> <p>It would be important to persuade developers to invest in the project although access to the Peninsula may be an issue. (213/1)</p> <p>Proposals suggested by the Church include:</p> <ul style="list-style-type: none"> - A mini John Pounds Centre (as can be found in Portsmouth which took many stages to grow to its current scale. - A new building could be called the 'Henry Cook Centre' - The Centre can fill a substantial gap in the market for community coming together in a strategic near-harbour location. i.e. a community hub. This would bring under one roof: <ul style="list-style-type: none"> • Spiritual guidance when requested under mainstream Christian Churches Together ethos • Community support services (health, services for servicemen and ex-servicemen, young people and elderly residents, disability support, education, skills and training support, environmental care, citizenship, promotion of local heritage) • Meeting venues for other community groups • Constructive 'no fee or low fee' activities including evening café especially for teenagers, low fee fitness centre, entertainment shows • A learning centre with reading/library area • Key technological facilities in order to benefit the disadvantaged with access to better health education, work experience, advice, spiritual growth and leisure/entertainment opportunities • Potential for short stay residential accommodation - The site is far enough from Thorngate to not 	<p>facilities. The Council granted planning permission (ref K17632) in 2013 for this proposal which has now lapsed.</p> <p>The SPD identifies the redevelopment potential of the Council-owned Coates Road car park and suggests the potential for a wider comprehensive development with adjacent sites including the Waterside Centre site, which is not owned by the Council. This could include a mixed use development including residential.</p> <p>In the light of the detailed submission provided by the Waterside Church regarding their ambitions for their site the Council will amend the SPD accordingly to be explicit about these ambitions. This includes the suggestion that there may be further opportunities to create a community hub at this site where a number of local voluntary organisations can come together and operate from.</p>

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		<p>encroach upon their excellent activities (which includes a ballroom and the fantastic Bury House)</p> <ul style="list-style-type: none"> - On the middle floor of our proposals it is envisaged to include a large hall with a stage for entertainment purposes at weekends including shows (for people on a strict budget) - 3rd floor would be 2 large conference rooms which can be marketed out to a business investor - The centre would include community support services - In the meantime the church would like Council support for a new ground floor building. - New building would serve local people bring a feeling of life, vibrancy and well-being to all. (213/1) <p>The Church will continue to run surveys and questionnaires in order to assess public need and want. (213/1).</p> <p>[The supporting documents to the submission provide further details on:</p> <ul style="list-style-type: none"> • Evidence of current needs • further evidence and consultation required • areas of further work • suggested outcome of the project • assurances regarding leadership role. (213/1) 	
67/20	Town centre business	The site has the potential for residential if it's not being used.	As outlined above the Council would seek to retain and where possible enhance community facilities on the site. If opportunities arise to incorporate some form of residential these would be considered in line with the provision set out in Policy LP32 of the GBLP.
South Street parade			
291/20, 361/3	Local residents	Proposals shown on the following link have merit https://www.youtube.com/watch?v=fG9nP-FrUic has merit	The YouTube video includes some good ideas and it is considered appropriate to mention the

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		<ul style="list-style-type: none"> - Give the South Street Parade a 'Georgian Facelift' by creating of an attractive colonnaded building opposite the Bus Station which enhances local shops not replaces them. 	possibilities of improving the South Street Parade in the SPD where opportunities arise.
Hammond Court/Blake Court frontage			
262/7, 263/6	Local residents	Do not develop the shared garden and car park facing South Street. There is insufficient parking for flats.	Accept that the frontage onto South Street provides a garden area and parking area for Blake Court and Hammond Court. Public realm improvements with an access through Trinity green could be considered particularly in connection with any development of Barclay house. Proposals would need to be subject to further consultation with local residents.
291/20, 361/6	Local residents	<p>Proposals shown on the following link have merit https://www.youtube.com/watch?v=fG9nP-FrUic has merit</p> <ul style="list-style-type: none"> - Instead of barriers associated with the existing residential development on the south side of South Street [between Blake Court and Hammond Court], open this area and create an attractive link through to Trinity Green. 	The YouTube video includes some good ideas and it is considered appropriate to mention the possibilities of improving the frontage to create an attractive walkway through to Trinity Green where opportunities arise.
Poundland corner			
262/7, 263/5, 285/14 286/20	Local residents	Do not develop the Poundland corner – as it is a very dangerous corner for vehicles to get in/out of.	It is acknowledged that this site may have constraints, but it is considered that it may be possible for part of the site to accommodate a small development, subject to the policies of the GBLP.
Other comments			
239/12	Local resident	The flats on the south side of South Street could be demolished and replaced with better looking 1 bed flats.	There are no proposals to demolish these homes.
67/32	Town centre business	Soon to be an entrance to a new block of flats.	This comment appears to relate to the inter-relationship with the Bus Station development given to the context of other comments received).

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			The function of South Street will need to be considered as part of any redevelopment of the Bus Station.