

## Treloars College Planning Application number 22387/067

We are objecting to this application and our reasons are set out below. If you wish to object as well we are happy for you to use our reasons as a template.

Objection: The Alton Society strongly objects to this application for the following main reasons. The Visual Impact Assessment ( Appendix 4 ) clearly shows that Phase 1 will not comply with Alton Neighbourhood Development Plan(NDP) Policy DE1 (Town Setting and Natural Assets )nor with Policy CP19. The photos of the existing car park, repeatedly emphasised as being outside the Settlement Policy Boundary (SPB), give a good indication of the harm that would be done to the landscape. It is extraordinary that there is no adequate screening for Phase 1 or the car park. The proposed Phase 1 is outside the SPB.

The staff accommodation could easily be provided, mainly by two-storey units , within the existing site ( see spaces in the Site Plan ). So there is no need to breach the SPB at this time and thus pre-empt an as yet un-approved proposal in the draft Local Plan to move it.

There is also no need to meet the accommodation needs with such ugly buildings, which surely do not comply with Alton NDP Policy DE2 ( Building Design and Town Character ). Re-directing the route of St Swithun's Way footpath ( No 29b) to give a lengthy detour around the perimeter of the car park and Phase 1 is unlikely to be acceptable to residents and visitors of Alton, and if progressed would surely further undermine trust in Treloar's intentions.

If Phase 1 is approved in its present form, it will be difficult for EHDC to constrain following phases in the Aspiration Masterplan, which would produce a very large, high density development with serious implications for:- water-run-off and flooding; access safety; traffic and pollution; and parking capacity and discipline. We believe that a scheme of this magnitude should be subject to a formal Design Review before EHDC gives any approval to Phase 1.

July 2019