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HAYLING SEAFRONT MASTERPLAN

Results of consultation held
Summer 2008

HAYLING SEAFRONT MASTERPLAN RESULTS



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Questionnaire

Introduction

The Masterplan set out proposals to create a more attractive and accessible seafront including a new watersports centre at West Beach, a tourist development with restaurants, shops, residential and visitor accommodation and public plaza at Beachlands and a new café and play area at Eastoke Corner. Members of the public were invited to view and make comments on the proposals during July and August 2008.

The council received 341 responses during the 7 week consultation in the form of questionnaires completed by the public and a number of responses from other interested consultees.

Whilst the initial plan was to take this consultation forward to form a Supplementary Planning Document under the Local Development Framework, a number of legislative changes have resulted in the council redrafting its Core Strategy, which now contains 9 Strategic Sites, including Hayling Island Seafront.

The level of response from the public and other consultees was such that the ideas set out in the Hayling Seafront Masterplan have been revised and used to inform the current proposals for the Hayling Island Seafront, from West Beach to Eastoke Corner, set out on pages 100-101 of the Draft Core Strategy which should be read in conjunction with the whole of the document.

This document is an analysis of the 341 responses.

Analysis of Results by Question

Question 4 Ferry Point Hub

NO	QUESTION	NO OPINION	OBJECT	SUPPORT	TOTAL
1	Improve transport hub for boat, bus, cycle, foot, land train	30 10%	53 17%	232 73%	315
2	Improve pub with public toilets, family restaurant, enhance outdoor terrace	56 18%	28 9%	231 73%	315
3	Improve streetscape and focal point with new paving, lighting, signage, artwork, trees	52 17%	71 23%	190 60%	313
4	New beach apartments along approach to Ferry Point	66 21%	193 61%	56 18%	315
5	Improve pub car park with tree planting, paving, new entrance	69 22%	42 13%	203 65%	314
6	New café kiosk and terrace	75 24%	33 11%	200 65%	308
7	Improve footpath link to coast path	39 13%	38 12%	234 75%	311

Question 5 Land Train Route

NO	QUESTION	NO OPINION	OBJECT	SUPPORT	TOTAL
1	New land train route between Beachlands and Ferry Point (to supplement the Light Railway) allowing stops at Sinah Warren and West Beach utilising existing roads and footpath	48 15%	124 39%	146 46%	318

Question 6 Gunner Point

NO	QUESTION	NO OPINION	OBJECT	SUPPORT	TOTAL
1	Retain remote, natural character	29 9%	4 1%	283 90%	316
2	Minimal improvements to path surface to allow better access	49 16%	30 10%	232 74%	311
3	Informal way-marking, interpretation signage and seating	61 20%	40 13%	210 67%	311

Question 7 West Beach

NO	QUESTION	NO OPINION	OBJECT	SUPPORT	TOTAL
1	New landmark centre for water sports with hire shop, toilets, cafe, viewing area and associated accommodation	27 9%	101 32%	188 59%	316
2	Removal of Inn on the Beach (through partnership agreement) and coastal defences to encourage natural coastline to resume	64 20%	101 32%	149 48%	314
3	New timber boardwalk along seafront with seating, sculpture and banners at key points	38 12%	96 31%	179 57%	313
4	Reposition beach huts to provide better seafront, open up views and reduce storm damage	70 22%	97 31%	145 47%	312
5	Car parks enhanced with shingle banks for shelter, and to break up visual blight	81 26%	85 27%	147 47%	313
6	Provide land train route through car park with stop at West Beach hub	113 37%	58 19%	135 44%	306
7	Relocate skateboard area further east to new teen meeting area	83 27%	88 28%	138 45%	309
8	Enhance cycle route link to Billy Trail with signage and surfacing	30 11%	25 10%	208 79%	263

Question 8 Beachlands

NO	QUESTION	NO OPINION	OBJECT	SUPPORT	TOTAL
1	New raised pedestrian plaza area and viewing tower framed by residential/retail buildings with parking	36 12%	159 51%	114 37%	309
2	New Visitor Centre with information and cycle hire	43 14%	42 14%	223 72%	308
3	Dome structures as year-round attraction at Funlands	73 24%	105 34%	131 42%	309
4	New timber boardwalk linking seafront areas	44 14%	72 24%	191 62%	307
5	Improve mini-hub west of Beachlands with new play area, beach volleyball, seating and picnic benches	59 19%	49 16%	197 65%	305

Question 9 Central Section/Beachlands East

NO	QUESTION	NO OPINION	OBJECT	SUPPORT	TOTAL
1	New timber boardwalk between Beachlands and Eastoke Corner with links to road providing improved access along seafront	51 17%	58 19%	194 64%	303
2	One hub area opposite Sea Grove Avenue featuring new camping/touring site	55 18%	187 61%	64 21%	306
3	Second hub opposite Bound Lane featuring skate park, BMX track, outdoor gym and gallery cafe	56 18%	141 46%	109 36%	306
4	Improve car parks with shingle mounds to provide shelter	90 29%	92 30%	126 41%	308
5	Reposition beach huts to improve layout	85 28%	94 31%	127 41%	306

Question 10 Eastoke Corner

NO	QUESTION	NO OPINION	OBJECT	SUPPORT	TOTAL
1	New landmark café/building with toilets	57 19%	58 19%	188 62%	303
2	New children's play area	71 23%	34 11%	202 66%	307
3	Improve streetscape with traffic calming, tree planting, paving, street furniture	55 18%	55 18%	193 64%	303
4	New link to existing boardwalk	68 23%	43 14%	189 63%	300
5	New market square on north side of Eastoke Corner	90 30%	64 21%	147 49%	301
6	Relocate car park entrance further west	126 42%	62 20%	115 38%	303

Question 11 Eastern Boardwalk

NO	QUESTION	NO OPINION	OBJECT	SUPPORT	TOTAL
1	Improve existing promenade with sculpture, banners, low-key lighting and seating at key points	63 20%	74 24%	171 56%	308
2	Improve shared route for cyclists and pedestrians	52 17%	37 12%	223 71%	312
3	Informal way-marking and interpretation signage	91 30%	51 17%	165 53%	307

Summary of Comments by Question

Question 4 Ferry Point Hub

QUESTION	OPINION
1. Improve transport hub for boat, bus, cycle, foot, land train	Majority supported
2. Improve pub with public toilets, family restaurant, enhance outdoor terrace	Majority supported
3. Improve streetscape and focal point with new paving, lighting, signage, artwork, trees	Majority supported
4. New beach apartments along approach to Ferry Point	Majority objected
5. Improve pub car park with tree planting, paving, new entrance	Majority supported
6. New café kiosk and terrace	Majority supported
7. Improve footpath link to coast path	Majority supported

SUMMARY OF CONCERNS & ISSUES	
Transport & Movement & Car parking	<ul style="list-style-type: none"> • Frequent bus needed instead of land train • Safe cycle and footpath link needed • Drop off area required • Car/boat trailer manoeuvrability needs consideration
Street Scene	<ul style="list-style-type: none"> • Needs to be sensitive to the character of the area and local environment
Apartments	<ul style="list-style-type: none"> • Inappropriate for this sensitive location
Trees	<ul style="list-style-type: none"> • Salt/wind resistant shrubs more suited to the area than trees
Others	<ul style="list-style-type: none"> • Major Transport interventions needed to connect Hayling Island with the mainland • Improved slip for boats needed • Ferry Point improvements should involve joint working with Portsmouth City Council • Consideration should be given to extending light railway • Dangerous harbour waters at this point – unsafe for swimmers

Question 6 Gunner Point

NO	QUESTION	OPINION
1	Retain remote, natural character	Majority supported
2	Minimal improvements to path surface to allow better access	Majority supported
3	Informal way-marking, interpretation signage and seating	Majority supported

SUMMARY OF CONCERNS & ISSUES	
Transport	<ul style="list-style-type: none">• Extension to existing Light Railway seen as preferable to Land Train
Improved Access	<ul style="list-style-type: none">• Welcomed but concerns over improved access such as increased littering
Improved signage	<ul style="list-style-type: none">• Should be kept minimal• Interpretation signage welcomed
Environment	<ul style="list-style-type: none">• Retention of unspoilt natural atmosphere and respect for existing wildlife seen as vital

Question 7 West Beach

NO	QUESTION	NO OPINION
1	New landmark centre for water sports with hire shop, toilets, cafe, viewing area and associated accommodation	Majority supported
2	Removal of Inn on the Beach (through partnership agreement) and coastal defences to encourage natural coastline to resume	Majority supported
3	New timber boardwalk along seafront with seating, sculpture and banners at key points	Majority supported
4	Reposition beach huts to provide better seafront, open up views and reduce storm damage	Majority supported
5	Car parks enhanced with shingle banks for shelter, and to break up visual blight	Majority supported
6	Provide land train route through car park with stop at West Beach hub	Majority supported
7	Relocate skateboard area further east to new teen meeting area	Majority supported
8	Enhance cycle route link to Billy Trail with signage and surfacing	Majority supported

SUMMARY OF CONCERNS & ISSUES	
Transport	<ul style="list-style-type: none"> Extension to existing Light Railway seen as preferable to Land Train
Beach Huts	<ul style="list-style-type: none"> General support for repositioning of Beach Huts – but not facing each other
Sea Defences	<ul style="list-style-type: none"> Concern over removal of revetments
Environment	<ul style="list-style-type: none"> Potential light pollution from proposed high energy tower The accommodation block proposed is within yards of an almost unique plant, the Childing Pink
Watersports Academy	<ul style="list-style-type: none"> Less commercial smaller scale facility seen as preferable
Skateboard Area	<ul style="list-style-type: none"> Existing Skateboard Area seen as satisfactory.
Other	<ul style="list-style-type: none"> Launching area needed for Dinghies Safety of other beach users

Question 8 Beachlands

NO	QUESTION	OPINION
1	New raised pedestrian plaza area and viewing tower framed by residential/retail buildings with parking	Majority objected
2	New Visitor Centre with information and cycle hire	Majority supported
3	Dome structures as year-round attraction at Funlands	Majority supported
4	New timber boardwalk linking seafront areas	Majority supported
5	Improve mini-hub west of Beachlands with new play area, beach volleyball, seating and picnic benches	Majority supported

SUMMARY OF CONCERNS & ISSUES	
Land Pier	<ul style="list-style-type: none"> Residential element of scheme seen as undesirable Development should be of a high quality, sustainable and enduring Design in keeping with semi-rural nature of the area Concern over height of proposed Land Pier
Landmark Tower	<ul style="list-style-type: none"> Concern over light pollution Design considered excessive
Other	<ul style="list-style-type: none"> Norfolk Crescent also needs attention

Question 9 Central Section/Beachlands East

NO	QUESTION	OPINION
1	New timber boardwalk between Beachlands and Eastoke Corner with links to road providing improved access along seafront	Majority supported
2	One hub area opposite Sea Grove Avenue featuring new camping/touring site	Majority objected
3	Second hub opposite Bound Lane featuring skate park, BMX track, outdoor gym and gallery cafe	Majority objected
4	Improve car parks with shingle mounds to provide shelter	Majority supported
5	Reposition beach huts to improve layout	Majority supported

SUMMARY OF CONCERNS & ISSUES	
Camping/ Touring Site	<ul style="list-style-type: none"> • Would destroy the natural beauty of Hayling Seafront. Use of an area of Common Land as a campsite seen as inappropriate • Adequate places for camping/touring in other areas of the Island
'Teen Hub' Outdoor Gym etc.	<ul style="list-style-type: none"> • Skate Park & BMX track viewed as unnecessary. Existing Skate Park facilities seen as satisfactory • Viability of Outdoor Gym site seen as questionable given prevalent weather conditions • Concern over increased vandalism in the area and questions raised re suitability of facilities in this area given recent permission for OAP accommodation.
Beach Huts	<ul style="list-style-type: none"> • General support for repositioning of Beach Huts – but not facing each other

Question 10 Eastoke Corner

NO	QUESTION	OPINION
1	New landmark café/building with toilets	Majority supported
2	New children's play area	Majority supported
3	Improve streetscape with traffic calming, tree planting, paving, street furniture	Majority supported
4	New link to existing boardwalk	Majority supported
5	New market square on north side of Eastoke Corner	Majority supported
6	Relocate car park entrance further west	Majority no opinion

SUMMARY OF CONCERNS & ISSUES	
Landmark Cafe Building	<ul style="list-style-type: none"> • Would appear from drawings that new building would destroy recently built Plaza. • Is there enough trade to support existing cafes and new facility?
Enlarged Play Area	<ul style="list-style-type: none"> • Additional seating required
Streetscape & Marketplace	<ul style="list-style-type: none"> • Recent improvements need to be incorporated. • Some objection to narrowing of road (currently used by large caravans/boats on trailers etc)
Other	<ul style="list-style-type: none"> • Area at Rails Lane needs tidying/updating to complement proposals for Eastoke Corner

Question 11 Eastern Boardwalk

NO	QUESTION	OPINION
1	Improve existing promenade with sculpture, banners, low-key lighting and seating at key points	Majority supported
2	Improve shared route for cyclists and pedestrians	Majority supported
3	Informal way-marking and interpretation signage	Majority supported

SUMMARY OF CONCERNS & ISSUES

Environment	<ul style="list-style-type: none">Some concern that banners, sculptures and interpretation signage may be intrusive in an area of natural beauty.
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Question 12 Sandy Point

NO	QUESTION	OPINION
1	Retain remote, natural character	Majority supported
2	Minimal improvements to path surface where necessary to allow better access	Majority supported
3	Informal way-marking and interpretation signage	Majority supported

SUMMARY OF CONCERNS & ISSUES	
Environment	<ul style="list-style-type: none">Retention of unspoilt natural beauty of beach seen as essential
Other	<ul style="list-style-type: none">Public Toilets need to be re-openedSignage to warn of dangers of swimming off of Sandy PointShould be a Public Car Park

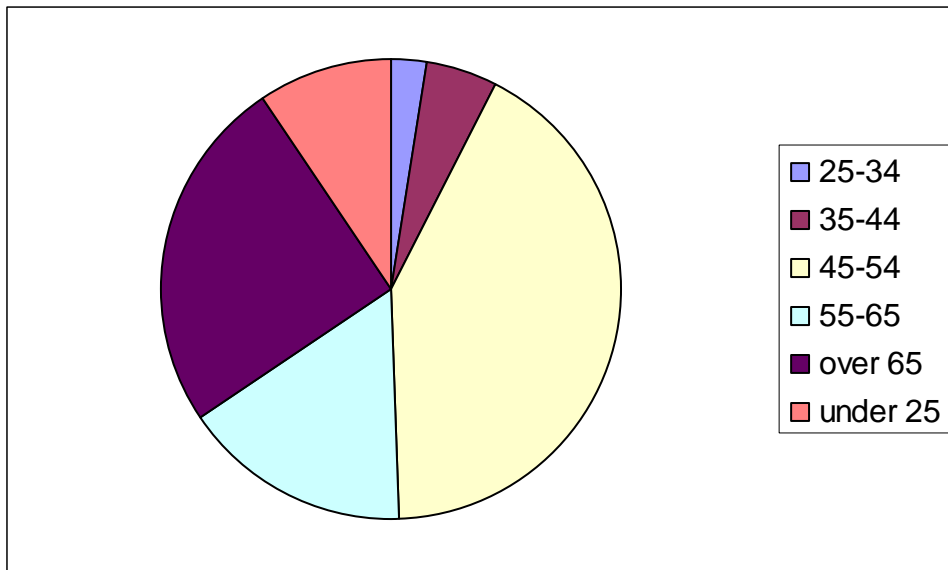
Question 13: Other Comments

OVER-ARCHING CONCERNS & ISSUES

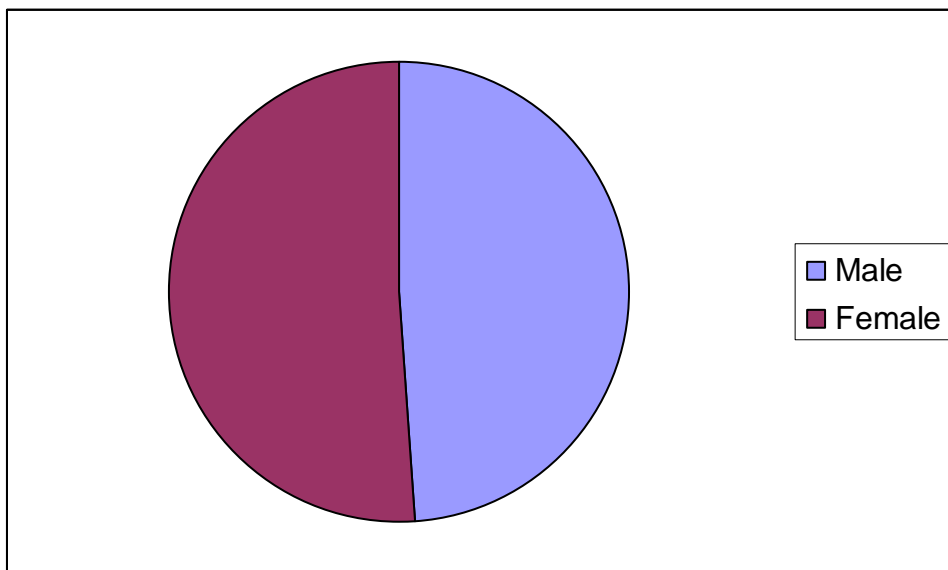
- Natural beauty of Island needs to be respected
- Major transport interventions needed to connect Hayling Island with the mainland
- More parking is needed on the island
- Coastal flooding is a major issue
- The document lacks the detail required by the Habitats Regulations and this is a major issue
- Maintenance issues re Timber Boardwalk – alternative material more durable?
- Extension of Blue Flag scheme – existing scheme is only partial?
- Places to launch dinghies and small boats, lack of public access
- Shared route for cyclists and pedestrians needed along entire length of seafront – although concern about the safety of sharing surfaces
- Concern over the effect of new retail premises on existing retail outlets
- Criticism of use of shingle banks to surround car parks
- Local Swimming Pool/Leisure Centre seen as desirable additions
- Proposals may not attract more visitors – problem is that area has a shingle beach not a sandy one
- Cycle paths on Island in need of extension and improvement
- Disabled access to beaches needs improvement
- More public toilet facilities, maintained and opened for longer hours

Other Analysis of Questionnaires Completed:

Respondent Breakdown to Hayling Seafront Masterplan by Age:



Respondent Breakdown to Hayling Seafront Masterplan by Gender:



HAYLING SEAFRONT MASTERPLAN

This comment form is to obtain your views on proposals in the Hayling Seafront Masterplan. The data you provide on this form will be used exclusively for planning purposes, including contributing to the preparation of a Supplementary Planning Document for Havant Borough Council's Local Development Framework. **All comments should be returned by 4.00pm 18 August 2008.** There are four pages in this consultation comment form. The draft document and comment form can also be viewed at <http://www.havant.gov.uk/havant-8717>

Q1 You are completing this questionnaire as:

- Local resident
- Local business or organisation
- Tourist
- Sports participant

Please tick all that apply if sports participant

- Walker Windsurfer Kitesurfer Cyclist Sailor Swimmer
- Jogger/runner Volleyball Skateboarder Golfer Horserider

Other sport, please state _____

Q2 How often do you visit Hayling seafront?

In high season Spring/Summer Daily Weekly Monthly
 Quarterly Less than Quarterly

In low season Autumn /Winter Daily Weekly Monthly
 Quarterly Less than Quarterly

Q3 Which areas would you say you use most frequently (tick as many as apply)

- Ferry Point and surrounding area
- Gunner Point
- West Beach area
- Beachlands including Funlands Amusements
- East of Beachlands
- Eastoke Corner

- Eastern promenade
- Sandy Point

PROPOSALS

Please refer to the Masterplan pages 28&29 showing the proposals for the whole seafront. For each question you are given the opportunity to add more of your own comments, but please attach a separate sheet if you require more space.

Please indicate if you support, have no objection or object to the proposals for each of the seafront areas

Q4 Ferry Point Hub

	Support	No Opinion	Object
1 Improve transport hub for boat, bus, cycle, foot, land train	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2 Improve pub with public toilets, family restaurant, enhance outdoor terrace	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3 Improve streetscape and focal point with new paving, lighting, signage, artwork, trees	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4 New beach apartments along approach to ferry point	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5 Improve pub car park with tree planting, paving, new entrance	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6 New cafe kiosk and terrace	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7 Improve footpath link to coast path	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Do you have any further comments or suggestions regarding other facilities in this area?

Q5 Land train route

New land train route between Beachlands and Ferry Point (to supplement the Light Railway) allowing stops at Sinah Warren and West Beach, utilising existing roads and footpath

Support No Opinion Object

- 4 Reposition beach huts to provide better seafront, open up views and reduce storm damage
- 5 Car parks enhanced with shingle banks for shelter, and to break up visual blight
- 6 Provide land train route through car park with stop at West Beach hub
- 7 Relocate skateboard area further east to new teen meeting area
- 8 Enhance cycle route link to Billy Trail with signage and surfacing

Q6 Gunner Point

- 1 Retain remote, natural character
- 2 Minimal improvements to path surface to allow better access
- 3 Informal way-marking, interpretation signage and simple seating

Support No Opinion Object

Do you have any further comments or suggestions regarding other facilities in this area?

Do you have any further comments or suggestions regarding other facilities in this area?

Q7 West Beach

- 1 New landmark centre for water sports with hire shop, toilets, cafe, viewing area and associated accommodation
- 2 Removal of Inn on the Beach (through partnership agreement) and coastal defences to encourage natural coastline to resume
- 3 New timber boardwalk along seafront with seating, sculpture and banners at key points

Support No Opinion Object

Q8 Beachlands

- New raised pedestrian plaza area and viewing tower framed by residential/retail buildings with parking
- New visitor centre with information and cycle hire
- Dome structures as year-round attraction at Funlands
- New timber boardwalk linking seafront areas
- Improve mini-hub west of Beachlands with new play area, beach volleyball, seating and picnic benches

Support No Opinion Object

Do you have any further comments or suggestions regarding other facilities in this area?

6 Relocate car park entrance further west

Do you have any further comments or suggestions regarding other facilities in this area?

Q11 Eastern Boardwalk

	Support	No Opinion	Object
1 Improve existing promenade with sculpture, banners, low-key lighting and seating at key points	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2 Improve shared route for cyclists and pedestrians	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3 Informal way-marking and interpretation signage	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Do you have any further comments or suggestions regarding other facilities in this area?

Q12 Sandy Point

	Support	No Opinion	Object
1 Retain remote, natural character	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2 Minimal improvements to path surface where necessary to allow better access	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3 Informal way-marking and interpretation signage	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Do you have any suggestions or comments regarding other facilities in this area?

Q9 Central section/Beachlands East

	Support	No Opinion	Object
1 New timber boardwalk between Beachlands and Eastoke Corner with links to road providing improved access along seafront	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2 One hub area opposite Alexandra Avenue featuring new camping/touring site	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3 Second hub opposite Bound Lane featuring skate park, BMX track, outdoor gym and gallery cafe	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4 Improve car parks with shingle mounds to provide shelter	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5 Reposition beach huts to improve layout	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Do you have any further comments or suggestions regarding other facilities in this area?

Q10 Eastoke Corner

	Support	No Opinion	Object
1 New landmark cafe/building with toilets	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2 New childrens' play area	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3 Improve streetscape with traffic calming, tree planting, paving, street furniture	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4 New link to existing boardwalk	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5 New market square on north side of Eastoke Comer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Q13 If you have any further comments relevant to this consultation please note them here

To validate the results of this consultation and to be contacted on future phases please provide your contact details

Title _____
(Mr, Mrs, Miss etc)
Full name _____

Address _____

Postcode _____

Telephone _____

Email, if applicable _____

Equalities monitoring

To help us monitor who our consultation is reaching, please could you provide some details about yourself.

Q14 Please can you tell us what you consider your ethnic origin to be? (tick one of the following)

- White British
- White Irish

- Other White
- Mixed White and Black Caribbean
- Mixed White and Black African
- Mixed White and Asian
- Other Mixed
- Asian or Asian British Indian
- Asian or Asian British Pakistani
- Asian or Asian British Bangladeshi
- Other Asian
- Black or Black British African
- Black or Black British Caribbean
- Other Black
- Chinese
- Other Ethnic Group

Q15 Please can you tell us which age band you fall into?

- Under 25 25-34 35-44 45-54 55-65 over 65

Q16 Do you consider yourself to have a disability?

- Yes No

Q17 Please can you tell us your gender?

- Male Female

Please complete and return this **by 4.00pm 18 August 2008** to:
Urban Design & Implementation Team, Havant Borough Council,
Civic Offices, Havant, Hampshire, PO9 2AX.

Data Protection Statement

Havant Borough Council has a duty to protect personal information and will process personal data in accordance with the Data Protection Act 1998 and any amendments to the Act. The personal data you provide on this form will be used exclusively for planning purposes, including contributing to the preparation of a Supplementary Planning Document for Havant Borough Council's Local Development Framework. The data will be stored on computer and/or manual files.