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**From:** Jon Dunman  
**Sent:** 15 July 2021 18:55  
**To:** Local Plan  
**Subject:** Local Plan Consultation

**Categories:** Orange Category, Red Category

Sirs

MM84 – referring to Policy HA2 Mercury Marina and Riverside Camping and Caravan Park

I am the Chair of the Mercury Berth Holders Association, and write to represent the views of all our members

Our main concern is that MDL, the owner of the site, have closed the boat yard facilities associated with the marina. Vessels can no longer be lifted and stored or worked on ashore at the site. This is a major loss of a marine amenity to users of the marina and others who moor vessels in the Hamble River. The loss of this facility will surely have a knock-on effect to the potential for other marina businesses to locate into any redevelopment to provide an enhanced marine environment

The ‘sheds’ to the north of the site are all dilapidated and appear to be beyond economic repair, so some redevelopment of the site is long overdue. The conservation of the ecologically sensitive areas and encouraging further access to the public is encouraged, but this is hardly likely if it cannot be carried out on the back of some level of development to pay for such works

MDL have sought to develop the site for residential use and this would clearly pay for the conservation elements. However, such development does not enhance the use of the marine facilities which are reducing, and therefore not in accordance with Policy HA2. The yard facilities have been closed, the Chandlery has been closed and the loss of these jeopardises the future of the yacht brokerage and maintenance businesses on site. In short, it is a downward spiral

MM84 contains the following statement

Development or redevelopment may be permitted incorporating a modest amount of floorspace not restricted to boat-related uses, where the Council is convinced that such a use is needed to secure the future of a boatyard or marina and it is demonstrated that the development will complement the use of the site and/or the enjoyment of the River Hamble.

This is to be encouraged, if a modest amount of development is allowed on the basis that the boatyard facilities are restored, which would return what is a historic marina pioneered by Sir Robin to its use as a full-service marina. In our opinion the re-opening of the yard is most likely to be the factor that underpins the regeneration of the site on a commercial basis and hence pay for the conservation costs

A large residential development would not be sustainable due to the transport links and may well encroach on the strategic gap. Satchell Lane running north from the marina is a challenged road as it is, and has no pavements and poor sight lines, which would undoubtedly create risks as school age children would be attempting to walk in that direction to the school, and residents to the health centre or railway station

Regards

Jon Dunman

Chair - Mercury Berth Holders Association