

**MINUTES OF THE MEETING OF THE PLANNING & HIGHWAYS COMMITTEE
HELD ON TUESDAY 26th JANUARY 2016 AT 7:30PM
IN COMMUNITY HOUSE, ANZAC ROOM**

Committee Members

Councillors:	Daryll Brindley	Job Harris (Chair)
	Jean Farmiloe	Ann Harrison
	Reg Farmiloe	Jackie Harrison-Hicks
	Lynda Hallett (Vice Chair)	Dave Neave

Present

Rachael Coles (sub)	Job Harris (Chair)
Jean Farmiloe	Ann Harrison
Reg Farmiloe	Jackie Harrison-Hicks
Lynda Hallett (Vice Chair)	Dave Neave

In Attendance

Sally Landers - Administration Officer

PH091 PUBLIC QUESTION TIME

Mae Pond – North Ward (Peacehaven & District Residents Association)

The representative of Peacehaven & District Residents Association raised the issue of a notice board sited on the pavement outside 29 Glynn Road, advertising a child minding business at this address and queried the legality of this

Cllr. D Neave stated this would be an ESCC Highways issue and should be reported

Action: Report notice board sited on pavement outside 29 Glynn Road, advertising child minding business to ESCC Highways

The representative of Peacehaven & District Residents Association stated she was impressed with Gateway Café at Centenary Park however the footpath leading from the patio doors to the park required attention

Cllr. J Harris confirmed Peacehaven Town Council (PTC) are aware of this issue and are working to resolve it

The representative of Peacehaven & District Residents Association noted that there are many puddles in Centenary Park

Cllr. J Harris confirmed PTC are working to resolve this too and that recent heavy rainfall had caused problems

PH092 TO CONSIDER APOLOGIES FOR ABSENCE

Cllr. D Brindley – not known (Cllr. R Coles available to substitute)

PH093 TO RECEIVE DECLARATIONS OF INTEREST FROM COMMITTEE MEMBERS

District Councillors, Cllr. J Harrison-Hicks and Cllr. D Neave both declared an interest in planning applications LW/15/0997 and LW/15/0998 (applications submitted by Lewes District Council) and will not take part in any debate or vote with regards to these applications

Signed

62

Date

P&H Minutes 26/01/16

Proposed Traffic Calming – Piddinghoe Avenue

As part of the ongoing housing development to the north of Arundel Road, the developer has been required to provide funding to implement traffic calming on Piddinghoe Avenue.

The proposed traffic calming will be in the form of two road humps and is intended to limit through traffic using Piddinghoe Avenue as an access route to the new housing development and to restrict vehicle speeds.

The road humps will complement existing road humps installed on Keymer Avenue and Seaview Avenue.

Please note that the street lighting in the road will be improved as part of the proposals.

Any comments with regards to this proposal should be forwarded to ESCC Transport Development Control by 29th January 2016.

Debate:-

None

Public Foot Path Diversion Order

Please be aware, public footpath Telscombe 12A (part), is the subject of a diversion order, details of which are on deposit with the Council.

Any public objections must be submitted by 12th February.

Debate:-

None

Peacehaven Town Council Street Lights

Following a Council meeting on 19th January a query was raised with regards to the condition of street lights Peacehaven Town Council own and maintain.

We will be addressing this at the next Planning & Highways meeting on 16th February.

Debate:-

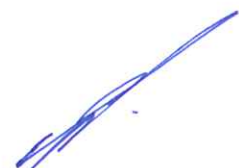

None

Cllr. D Neave stated that the Community Infrastructure Levy (CIL) is active however self builds are exempt and this option has now been identified as a loophole in order to avoid CIL contributions

Signed

63

Date

P&H Minutes 26/01/16

Cllr. R Farmiloe proposed
Cllr. J Farmiloe seconded

Approved

Debate:-

Cllr. L Hallett requested an update with regards to responses to queries raised by residents

S Landers confirmed a response had been sent by the Town Manager

Cllr. L Hallett requested an update with regards to the recent SLR meeting and the query concerning a commercial vehicle parking in Dorothy North

Cllr. D Neave stated that the vehicle may need a certificate and he would investigate, if this is not required he would contact the company who own the vehicle however the verge in question has been repaired

Action: Cllr. D Neave to investigate certificate for commercial vehicle parking in Dorothy Avenue North, if not required, will contact company who own vehicle

Cllr. L Hallett requested an update with regards to the response to Mr. O'Connor

S Landers confirmed a response had been sent by the Town Manager

Cllr. J Harrison-Hicks confirmed she will be attending a meeting in February with regards to Peacehaven car parks and that Mr O'Connor will also be present

Cllr. L Hallett requested an update with regards to the proposal that Lewes District Council will cease sending planning papers to towns and parishes as from April 2016

S Landers confirmed PTC were considering options, taking into account that the library may reduce their opening hours which could restrict residents being able to access the internet to view planning applications on line

Cllr. L Hallett raised the issue of how to obtain planning information if not sent by LDC

Cllr. D Neave confirmed he had discussed this issue with LDC and that other towns and parishes had also raised concerns and noted that developers would need to submit applications on A3 in order to view correctly, he stated he would contact LDC again

Cllr. A Harrison confirmed that 'Save Our Car Parks' had registered the car parks as Community Assets and not PROUD as stated in Chair Announcements at the previous meeting on 5th January 2016

Cllr. R Farmiloe queried if application LW/15/0910 had received planning permission

S Landers confirmed that PTC were awaiting a decision from LDC

Signed

64

Date

P&H Minutes 26/01/16



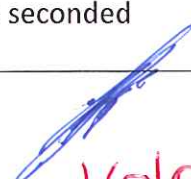
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PH096 PLANNING APPLICATIONS			
LW/15/0843	40 Cissbury Avenue	Planning Application - Ground floor extension to include annexe and creation of four rooms in roof including insertion of front and rear dormers (resubmission of LW/14/0632) for Mr R Stuart	East
<p>Deferred pending further information with regards to previous application LW/14/0632 in order to identify amendments Cllr. J Harrison-Hicks proposed Cllr. L Hallett seconded Agreed</p> <p>Action: Cllr. J Harris to contact A Collinson at LDC Planning for further information in order to identify amendments between LW/14/0632 and LW/15/0843 Action: Extend deadline for comments from 12th February to 17th February in order to discuss differences at next P&H meeting on 16/02/16</p>			
LW/15/0923	2 Ashmore Close	Planning Application - First floor extension above existing attached garage for Mr S MacLean	North
<p>No objection with the proviso site hours limited to Monday-Friday 08:00 to 18:00 and Saturday 08:00 to 13:00, no working on Sundays or Bank Holidays, no plant and equipment to be started up outside of these hours, no loud music to be played.</p> <p>Sympathetic materials to be used.</p> <p>Require a Waste Minimisation Plan</p> <p>Vehicles belonging to construction staff should not block access for other residents and should not to be parked on grass verges or at junctions.</p> <p>Any damage to verge or pavement must be repaired following construction</p> <p>Cllr. J Harrison-Hicks proposed Cllr. R Farmiloe seconded Agreed</p>			
LW/15/0984	2 Greenacres	Planning Application - Loft conversion with full width rear dormer and 2no roof lights to front elevation and single storey rear extension including part conversion of garage for Mr N Jones	North
<p>No objection with the proviso site hours limited to Monday-Friday 08:00 to 18:00 and Saturday 08:00 to 13:00, no working on Sundays or Bank Holidays, no plant and equipment to be started up outside of these hours, no loud music to be played.</p> <p>Sympathetic materials to be used.</p> <p>Require a Waste Minimisation Plan</p> <p>Vehicles belonging to construction staff should not block access for other residents and should not to be parked on grass verges or at junctions.</p> <p>Any damage to verge or pavement must be repaired following construction Cllr. D Neave proposed Cllr. R Coles seconded Agreed</p>			

Signed

65

Date


16/02/16

P&H Minutes 26/01/16

PH096 PLANNING APPLICATIONS continued

LW/15/0997	Garage Block Headland Way	Planning Application - Erection of three x 2 bedroom houses with car parking spaces on the site currently occupied by seven garages and eight parking spaces for Lewes District Council	East
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No objection with the proviso site hours limited to Monday-Friday 08:00 to 18:00 and Saturday 08:00 to 13:00, no working on Sundays or Bank Holidays, no plant and equipment to be started up outside of these hours, no loud music to be played.

Sympathetic materials to be used.

Require a Waste Minimisation Plan

If parking at the front of property required, recommend that the grass verge located between the two crossovers is removed and replaced by tarmac as adopted at other recent similar developments.

Vehicles belonging to construction staff should not block access for other residents and should not to be parked on grass verges or at junctions.

Cllr. R Coles proposed

Cllr. R Farmiloe seconded

Majority Agreed

Cllr. A Harrison abstained

Cllr. J Harrison-Hicks abstained

Cllr. D Neave abstained

LW/15/0998	Garage Block East Balcombe Rd	Planning Application - Erection of 6 x two bedroom flats with car parking spaces on the site currently occupied by eight garages and nineteen car parking spaces for Lewes District Council	West
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No objection with the proviso site hours limited to Monday-Friday 08:00 to 18:00 and Saturday 08:00 to 13:00, no working on Sundays or Bank Holidays, no plant and equipment to be started up outside of these hours, no loud music to be played.

Sympathetic materials to be used.

Require a Waste Minimisation Plan

If parking at the front of property required, recommend that the grass verge located between the two crossovers is removed and replaced by tarmac as adopted at other recent similar developments.

Vehicles belonging to construction staff should not block access for other residents and should not to be parked on grass verges or at junctions.

Cllr. L Hallett proposed

Cllr. R Coles seconded

Majority Agreed

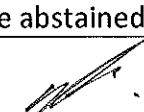
Cllr. J Harrison-Hicks abstained

Cllr. D Neave abstained

Signed

66

Date


16/02/16

P&H Minutes 26/01/16

PH097 PLANNING DECISIONS			
PLANNING APPLICATION	PTC RECOMMENDATION	LDC DECISION	DELEGATED OR COMMITTEE DECISION
LW/15/0631	Refusal Recommended	Refusal	D
LW/15/0631	Land Rear Of Tudor Rose Park South Coast Road	Outline Planning Application - Outline application for the erection of up to 63 dwellings at land to the north of Tudor Rose Mobile Home Park for Mr M Cooper Called in 29/10/15 (Cllr. J Harrison-Hicks)	East
<p>Refusal Recommended for the following reasons:-</p> <ul style="list-style-type: none"> • Green field site • Impact on A259 with an increase in traffic • Issues with regards to emergency services being able to access site • Un-neighbourly with regards to existing semi retired residents of Tudor Rose Park • The recreation area is a facility used by Tudor Rose Park residents • Over developed • Lack of infrastructure – medical services/schools/dentists • Sewage capacity issues (currently sewage overflows on a regular basis) • An increase in utilities required ie water • Footpath 'Peacehaven 9' has right of way through site <p>This application is outside the planning boundary (it has never been recommended that this area be developed). This is not included in Core Strategy. The Planning Inspector recommended Lower Hodder Farm as the preferred option for development. This application requires an air quality survey on the A259 in order to determine CO2 and NO2 levels. If this application is approved there will be in excess of 700 car movements per day.</p> <p>Cllr. A Harrison proposed Cllr. R Farmiloe seconded Agreed Comments:- 17 x Objections 1 x ESCC 1 x Telereal Trillium</p>			

Noted

PH098 TO CONFIRM DATE OF NEXT MEETING – Tuesday 16th February 2016 at 7:30pm

Agreed

THE MEETING ENDED AT 8:30pm

Signed

67

Date

16/02/16

P&H Minutes 26/01/16