



PEACEHAVEN TOWN COUNCIL

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TOWN COUNCIL OFFICE
MERIDIAN CENTRE
MERIDIAN WAY
PEACEHAVEN
EAST SUSSEX

Minutes of the meeting of the Planning & Highways Committee held in Community House, Meridian Centre at 7.30pm on Tuesday 3rd March 2020

Present – Cllr I Sharkey (Chair), Cllr A Milliner (Vice-Chair), Cllr S Griffiths, Cllr D Seabrook, Cllr D Paul, Cllr L Mills, Cllr R White, Cllr Hill, Cllr A Goble, Cllr Cheta, Victoria Onis (Admin Officer)

In Attendance - Cllr C Gallagher

3 members of the public.

A G E N D A

GENERAL BUSINESS

1. PH763 CHAIR ANNOUNCEMENTS

The Chairman welcomed everyone to the meeting and read the Health & Safety announcement.

2. PH764 PUBLIC QUESTIONS

Q 1 – A resident brought to the Committee's attention that, at the Junction of Arundel Road and Mayfield Avenue, a lamp post and telegraph pole were knocked down by a vehicle in January. The telegraph pole has been replaced, but the lamp post has not. This is a very dark junction and residents are concerned that it still has not been attended to.

Comments - Cllr Hill will be looking at this for the Resident and Admin Officer has already informed Highways.

Q 2 – A Resident wished to make the Committee aware of the danger of serious speeding along the Promenade that is now occurring since Lewes District Council (LDC) surfaced the Promenade between Steyning and Mayfield Avenues. There is now a real danger to residents by speeding vehicles and to the many cliff top walkers, dog walkers, the elderly and mothers with young children that enjoy the facility of the cliff top.

The new road surface is only 3 metre wide, so basically single track. This has now made the Promenade a rat run and drivers are speeding along the track, where as previously most drove carefully to avoid damage to their vehicles, due to the massive potholes that existed.

The Promenade residents met with LDC representatives at the Trampoline Park when we were first informed about the proposed works. "We told the LDC representatives that as much as we appreciated the improvement to the surface, we all feared that cars would use it as a rat run and that

significant size speed bumps were required to stop cars speeding. Our fears have now come to fruition and our warnings have been ignored”.

There are other problems with the surfacing to the Promenade made by LDC contractors. The corners are too sharp at the junction between the various avenues e.g. Bolney, Capel, and Keymer which means large vehicles i.e. LDC Refuse Collection, Recycling Vehicles, etc a) are breaking the corners of the road surface up, and b) making massive deep ruts in the soft verges where they do not have enough room to negotiate the corners. Also in general the surface has started to break up already.

The Committee is requested to look into these issues and co-ordinate with LDC, ESCC Highways and Sussex Police before a serious accident, or unnecessary death of a child, adult, or animal occurs

Comments – The Admin Officer has been in touch with LDC and a response has been emailed to the Resident from the Specialist Advisor in Planning.

3. PH765 TO CONSIDER APOLOGIES FOR ABSENCE & SUBSTITUTIONS

All Committee members were in attendance.

4. PH766 TO RECEIVE DECLARATIONS OF INTERESTS FROM COMMITTEE MEMBERS

Cllr White declared that he was a previous partner in Meridian Surgery and is a shareholder in the company that now owns it.

5. PH767 TO APPROVE & SIGN THE NON-CONFIDENTIAL MINUTES OF TUESDAY 4th FEBRUARY 2020

It was resolved to adopt the minutes as a true record

Proposed Cllr Milliner

Seconded Cllr Hill

All in Agreement

6. PH768 PROPOSAL BY CLLR MILLINER THAT THE COMMITTEE ESTABLISHES A DEVELOPERS LIAISON WORKING PARTY

It was agreed that a working party of 3 people would be more efficient in resolving issues, specifically to deal with Barretts. Will refer decision to Full Council.

Proposed Cllr Milliner

Seconded Cllr Seabrook

All in agreement

7. PH769 NEIGHBOURHOOD DEVELOPMENT PLAN PROGRESS REPORT

An update was made by the Chair of the Steering Group, Neighbourhood Development Plan.

The present focus is on the Meridian Centre area and updating and involving the public.

On the 29th January a Business 2 Business Event was held by PTC and the Neighbourhood Development Plan was highlighted.

Feedback forms from the attendees covering business needs were completed and collated results will be obtained soon.

A Public Presentation and workshop was held on 25th February with some 50 attendees. Cumulating in an exercise to discover SWOT analysis and preferred Buildings and services for a New Meridian Area. Collated results to be obtained soon.

A sample survey of students aged 13 and 14 was obtained from PCS. Collated results will be available soon.

More Public sessions to be planned throughout Spring and Summer on various topics and consulting various demographic and social groups.

8. PH770 UPDATES ON THE BARRATTS AND THE HODDERN FARM DEVELOPMENT

An Email response from Senior Planning Policy Officer at LDC, to the Town Clerk, concerning the Travel Pack for new Residents, was read and discussed.

9. PH771 ACTION PLAN – Review/Updates

The Action plan was discussed and updated.

10. PLANNING APPLICATIONS DECISIONS

PH772 LW/19/0804 25 Glynn Road Peacehaven Case worker	Revised site access off Glynn Road for the approved development (LW/18/0338) with associated alterations to the existing dwelling
	Peacehaven Town Council Objected <ul style="list-style-type: none">• Increase of traffic & congestion-is there an alternative.• Exacerbate existing parking problems• Parking & Highway safety – turning space is applicable• Absence of car parking facilities – provision for pedestrians. wheelchairs and prams• Loss of privacy – over-looking, causing loss of privacy or light, too close. Proposed Cllr Seabrook Seconded Cllr Griffiths All in Agreement
PH773 LW/19/0826 Anchor Healthcare Centre Meridian Way Peacehaven Case Worker Anna Clare	Proposed redevelopment of existing car park to provide additional parking provision, improved access and negotiation of parking bays. Proposed rationalization and improvement of pedestrian routes.
	Peacehaven Town Council Recommends Approval Cllr White left the room Better walkways, service vehicles/emergency vehicle access. Prevents cars parking on the pavements. Proposed Cllr Seabrook Seconded Cllr Paul

	All in Agreement
PH774 LW/20/0030/CD Nursery 29 Glynn Road Peacehaven Case Worker Chris Wright	Discharge of condition 3 relating to approval LW/19/0493
	Noted
PH775 LW/20/0033/CD 41 Victoria Avenue Peacehaven Case worker	Proposed Discharge of condition 2 (surfacing materials) relating to application (LW/19/0636)
	Noted
PH776 LW/20/0066 171 Roderick Avenue Peacehaven Case Worker Sarah Scannell	Demolition of existing conservatory and new single story rear extension
	Peacehaven Town Council Recommend Approval Letter of concern from resident regarding being overlooked by windows. Discussed and Noted. Comments. Both windows high level about 5ft off ground, so it's not going to be a viewing window as high off the ground. Proposed Cllr Paul Seconded Cllr Seabrook All in Agreement
PH777 LW/20/0072 6 Downland Avenue Case worker Martin Fagan	Peacehaven Town Council Recommend Approval Proposed Cllr Seabrook Seconded Cllr Hill All in Agreement

11. TO NOTE the following Planning Applications: -

TW/20/0009/TPO 32 Anzac Close Peacehaven Case worker Daniel Wynn	Works to reduce TPO (NO 59) Sycamore
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The Committee noted the planning application above.

12. TO NOTE the following planning application decisions: -

LW/19/0870 14 The Leas Peacehaven Case worker	Lewes DC Grants permission Peacehaven's Planning & Highways Committee Recommended to approve this application
LW/19/0242 The Sussex Coaster Case Worker	Lewes DC Refuses permission Peacehaven's Planning & Highways Committee Objected to this application

The Committee noted the planning decisions above.

Next meeting of the Committee – 31st March 2020

There being no further business, the meeting closed at 8.15pm

Meridian Centre Site presentation AECOM 23rd April 2020 – part of the Neighbourhood Plan

Peacehaven and Telscombe Town Councillors have been working together for some time to progress the Neighbourhood Plan and a workshop was held on 23 April with Advisors, Consultants and Councillors to consider concepts for the redevelopment of the Meridian Centre site (which is only part of the overall plan). Given the current government restrictions, continuing this process provided some challenges, but thanks to technology, the work has continued unabated.

These are very early stages and proposals are very much in their infancy. A follow-up workshop will be held towards the end of May to consider revisions from the first one and will include other landowners, stakeholders and public bodies who have an interest in the provision of facilities in Peacehaven. The Councils have been fortunate to receive some funding towards the cost of engaging consultants to bring forward ideas.

Initial surveys and a public meeting in February have also taken place and the views expressed so far have been incorporated. The results indicated that residents still wish to have a covered shopping centre in Peacehaven with improved community infrastructure such as cycle/pedestrian pathways. Sustainability was also a key factor with renewable energy sources incorporated into making Peacehaven a vibrant town where residents are happy to shop and socialise rather than travelling into Brighton or Eastbourne, adding to the existing congestion on the A259. Joining up the Meridian Centre with pedestrian and cycle access to schools, through Centenary Park and its gateway into the South Downs National Park is also a feature. It was noted access/transport for residents in East Peacehaven needs improvement.

Whilst everyone is keen to improve the facilities and create a thriving Town Centre for Peacehaven, there are constraints relating to land ownership and permissions – as well as funding – which must be considered when planning for the future. Additionally, the retail experience for Peacehaven is dependent upon businesses wishing to open up here and the Town Council has no control over this – it can only make improvements that will make businesses see Peacehaven as an attractive prospect.

Input has already been sourced from a good cross-section of the community – however there will be a series of surveys put out to the community inviting comment, in addition to more public meetings.

More information on the Neighbourhood Plan can be found here: <https://www.peacehaven-and-telscombe-neighbourhood-plan-steering-group.co.uk/>

If you would like to be more involved, please do get in touch.

EMAIL ptsteergroup@yahoo.com

Facebook [Peacehaven & Telscombe Neighbourhood Plan](#)

Twitter [@TelscombePlan](#)

Cathy Gallagher
Chair of Steering Group
Peacehaven and Telscombe
Neighbourhood Development Plan

Peacehaven Town Council is committed to ensuring that your privacy is protected and will only use and store your personal data in line with the General Data Protection Regulation 2016 and the Data Protection Act 1998. We collect and use your personal data in order to provide information or action you have requested from us. We will not disclose your personal data to any third parties, unless we need to do so to provide a service to you. This may include sharing your personal data with Peacehaven Town Council staff or councillors, Lewes District Council and/or East Sussex County Council in order to provide the information you have requested. The councils' Privacy Policy sets out how we collect, use and securely hold your data and can be viewed on the council's website

From: Natalie Mclean [redacted]
Sent: 17 April 2020 14:45
To: Parks Officer <parksofficer@peacehaventowncouncil.gov.uk>
Cc: Definitive Map <Definitive.Map@eastsussex.gov.uk>
Subject: RE: pathway from firle road to Glynn road peacehaven

Hi Kevin
Thanks for getting back so promptly.
The claimed route is an Application under the Wildlife and Countryside Act 1981 and an Application to add this route to the Definitive Map and Statement and it is for the whole width of the pathway.

Part of the process is for ESCC to investigate the evidence of use of the way and to consult with local Parish/Town Councils so that they can submit their own comments/information on the claim. I attach the Application and plan and will be pleased to receive PTC views in due course.

Kind regards
Natalie

Definitive Map Team
Rights of Way and Countryside Team

0345 6080193
eastsussex.gov.uk/rightsofway
[Privacy statement](#)



~~SECRET~~

WILDLIFE AND COUNTRYSIDE ACT 1981
FORM OF APPLICATION FOR MODIFICATION ORDER

To: East Sussex County Council
of: County Hall, St. Anne's Crescent

I/We, [name of applicant PETER SEED]
of [address of applicant [REDACTED]]
hereby apply for an order under section 53(2) of the Wildlife and Countryside Act 1981
modifying the definitive map and statement for the area by
[deleting the [footpath] [bridleway] [byway open to all traffic] from [REDACTED]
to [REDACTED]]
[adding the [footpath] [bridleway] [byway open to all traffic] from FIRLE RD
to SPYNN RD, PEACE AVE together with its spur leading up to & down from PELHAM
[[upgrading] [downgrading] to a [footpath] [bridleway] [byway open to all traffic] the [footpath] R156
[bridleway] [byway open to all traffic] from [REDACTED]
to [REDACTED]]
[[varying] [adding to] the particulars relating to the [footpath] [bridleway] [byway open to all
traffic] from [REDACTED] to [REDACTED] by making the following [variations]
[additions] [REDACTED]]
and shown on the map accompanying this application.

I/We attach copies of the following documentary evidence (including statements of
witnesses) in support of this application:

See paras 13.95 & 13.96 on pages 177/8 of the outgoing Lewes D.C.
Local Plan of March 2003 (copies attached).

Six user evidence forms enclosed.

The northern part of the path may be recorded as adopted highway
but this will be unknown to the general public so to avoid confusion and
confer additional rights on the north section the claim includes the full length

Signed: [REDACTED] Dated: 15/8/2014 of path,

Appendix 2

FORM OF NOTICE OF APPLICATION FOR MODIFICATION ORDER
SECTION 53(5) OF, AND SCHEDULE 14 TO, THE WILDLIFE AND COUNTRYSIDE ACT 1981
EAST SUSSEX COUNTY COUNCIL DEFINITIVE MAP AND STATEMENT

To: [name of owner/occupier Lewes District Council]

of: [address of owner/occupier Southover House Southover Rd Lewes BN7 1AB]
~~_____~~

I/We, [name of applicant PETER SEED]
of [address of applicant ~~_____~~]

hereby give notice that on [date 13/10/2014] I/We made application to the
East Sussex County Council of County Hall, St. Anne's Crescent, Lewes, East Sussex that the
definitive map and statement for the area be modified by

[deleting the [footpath] [bridleway] [byway open to all traffic] from _____
to _____]

[adding the [footpath] [bridleway] [byway open to all traffic] from FIELD RD to CLYNN RD Peacham
to get to the top of its spur leading up to and down from PELTAM RISE

[upgrading] [downgrading] to a [footpath] [bridleway] [byway open to all traffic] the [footpath]
[bridleway] [byway open to all traffic] from _____ to _____]

[varying] [adding to] the particulars relating to the [footpath] [bridleway] [byway open to all
traffic] from _____ to _____ by making the following [variations]
[additions] _____]

Signed: ~~_____~~

Dated: 13/10/2014

Appendix 2

FORM OF NOTICE OF APPLICATION FOR MODIFICATION ORDER
SECTION 53(5) OF, AND SCHEDULE 14 TO, THE WILDLIFE AND COUNTRYSIDE ACT 1981
EAST SUSSEX COUNTY COUNCIL DEFINITIVE MAP AND STATEMENT

To: [name of owner/occupier *Southern Housing Group Ltd*]

of: [address of owner/occupier *Fleet House, 59/61 Clerkenwell Road
London EC1M 5LA*]

I/We, [name of applicant *PETER SEED*]
of [address of applicant *[REDACTED]*]

hereby give notice that on [date *13/10/2014*] I/We made application to the
East Sussex County Council of County Hall, St. Anne's Crescent, Lewes, East Sussex that the
definitive map and statement for the area be modified by

~~[deleting the [footpath] [bridleway] [byway open to all traffic] from *Fleet*~~
to ~~.....~~]

[adding the [footpath] [bridleway] [byway open to all traffic] from *GALE RD. TO G. LYNN RD. Beacham*
together with its spur.....] leading up to and down from *PELHAM RISE*

[[upgrading] [downgrading] to a [footpath] [bridleway] [byway open to all traffic] the [footpath]
[bridleway] [byway open to all traffic] from to.....]

[[varying] [adding to] the particulars relating to the [footpath] [bridleway] [byway open to all
traffic] from to by making the following [variations]
[additions].....]

Signed: *[REDACTED]*

Dated: *13/10/2014*

FORM OF CERTIFICATE OF SERVICE OF NOTICE OF APPLICATION FOR
MODIFICATION ORDER

WILDLIFE AND COUNTRYSIDE ACT 1981

EAST SUSSEX COUNTY COUNCIL DEFINITIVE MAP AND STATEMENT

CERTIFICATE OF SERVICE OF NOTICE OF APPLICATION FOR MODIFICATION ORDER

To: East Sussex County Council

of: County Hall, St. Anne's Crescent

I/We, [name of applicant PETER SEED]
of [address of applicant ~~.....~~]

hereby certify that the requirements of paragraph 2 of Schedule 14 to the Wildlife and
Countryside Act 1981 have been complied with.

Signed: ~~.....~~ Dated: 13/10/2014
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Pell Frischmann		Project No. 101467
TECHNICAL NOTE	Project Lower Hodderm Farm	Date 01/05/2020
Subject TN02 Car Club Management Plan		By SM Chkd PC

INTRODUCTION

Pell Frischmann is providing transport planning advice for proposed development at Lower Hodderm Farm, Peacehaven (now known as Chalkers Rise). This technical note sets out the car club management plan, including the details of the car club operator and car club space locations.

CAR CLUB SPACE LOCATIONS

Three car club spaces will be located within the boundary of the new development) prior to the end of occupation of the overall development. The development will be split into three phases, with one space being provided in each phase.

Schedule 5 of the s106 agreement sets out the requirements and states that occupation of more than 30 dwellings is not permitted until the car club space is provided. The Car Club space has been designated within the layout of Phase 1 and is shown on Figure 1 of this note. The locations for Car Club spaces within Phase 2 and 3 will be confirmed once the build programme for each phase of development is established, however the proposed location for the Car Club space for Phase 2 is shown on Figure 2.

Several potential offsite car club vehicle locations were discussed with East Sussex County Council (ESCC) and the location on Meridian Way (50m north of Greenwich Way) was provisionally agreed as the best in terms of position, proximity to the site, and operability of the space.

The specific location of the space was discussed and agreed during a meeting on-site with officers at ESCC where the proposed location on Meridian Way was confirmed as being fit for purpose. The location of the space has also been discussed with Enterprise and the proposed operator of the Car Club scheme.

The Car Club space will be provided with appropriate road markings and signage, as shown on drawing number 103060-T-002.pdf of which an extract is shown in Figure 3, with full details appended to this note.

The developer has made the required payment (£5,000) to ESCC to undertake the necessary Traffic Regulation Order (TRO) associated with the implementation of the off-site Car Club space on Meridian Way. Once ESCC advise of the completion of this process, the developer will instruct the works associated with delivery of the space.

CAR CLUB MEMBERSHIP

12 months of car club membership will be provided to each dwelling by the developer. Residents have been registering their interest in the Car Club with the Travel Plan Coordinator (TPC), and upon launch of the Car Club, membership details will be issued by Enterprise (via the TPC) to residents. The 12 months membership includes fuel, servicing, MOTs, breakdown cover, insurance and cleaning.

In addition to 12 months free car club membership, the TPC has negotiated an additional £50 driving credit for all new residents.

Discounted introductory membership will be provided to residents of once the off-site Car Club space is provided and the Car Club is launched up to a total cumulative value of £10,000. The introductory offer will run for five years from the date of the first occupation in Phase 1.

CAR CLUB OPERATOR AND MANAGEMENT

Enterprise has been instructed as the Car Club operator on behalf of BDW. Enterprise are one of the leading Car Club operators within the UK, currently operating Car Club schemes across the country Pell Frischmann. They have a range of fuel-efficient cars, which accords with the sustainable ethos of the development. Enterprise are therefore perfectly placed to operate an efficient and successful Car Club in Peacehaven.

Promotion – once the Car Club is introduced, Enterprise will hold a launch event at the Meridian Centre (or other suitable location) to publicise the availability of the Car Club and the discount for Peacehaven residents. Residents of the development will also receive communication (via email) by the TPC of the launch of the Car Club and with full details of how they can claim their membership entitlement. It will also be detailed within the updated Travel Information Pack.

Management – management of the Car Club will be the responsibility of Enterprise as the operator. Enterprise has a 'Clubhouse' for all assistance enquiries which operators by phone and email, 24/7 for members, as well as an online Help Centre.

Monitoring – the TPC will work closely with Enterprise to ensure that the take up of the Car Club is closely monitored. It is intended that membership requests are made via the TPC so that full capture of information regarding the residents joining the Car Club scheme can be made. This will enable this information to be included within the subsequent annual Travel Plan monitoring.

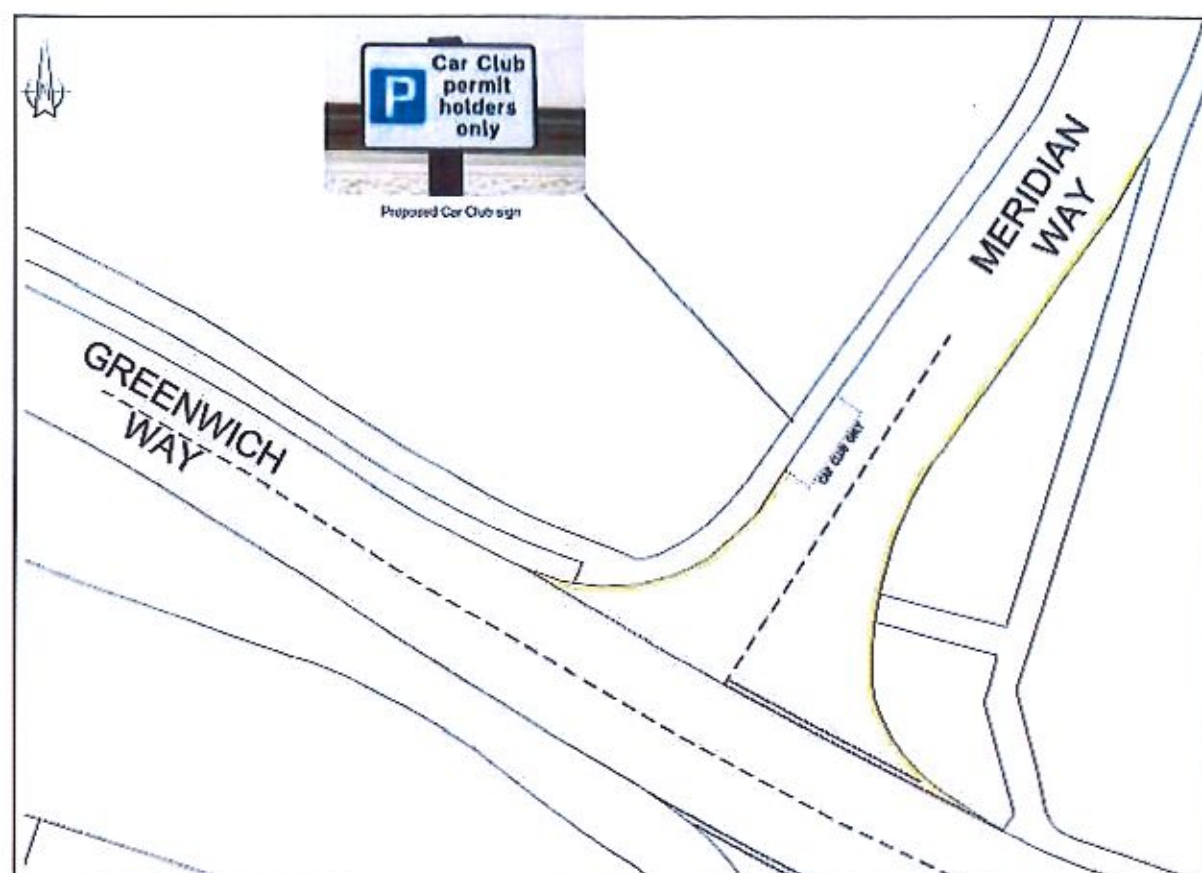
Figure 1: Location of phase 1 car club bay



Figure 2: Proposed location of phase 2 car club bay



Figure 3: Location of Off-site Car Club bay



MEETING DATE	TASK	ACTION	PERSON RESPONSIBLE	STATUS/COMMENTS	UPDATE
03/09/2019	PUBLIC RIGHTS OF WAY WORKING GROUP - CONCRETE PATH LOWER HODDERN FARM TO CENTENARY PARK	Clr Griffiths requested help from other councillors filling in evidence forms (extend of usage prior to 2005)	Clr Griffiths - ongoing		
22th oct	excessive electricity bill (approx £90 per month) for 2/3 lampposts in Valley Road	to check the bulbs at Valley Road;		are the bulbs Sodium or LED, if Sodium they need to be changed but need a contractor to do this.	* Clr Milliner will be checking the lamppost when has transport.
5th feb 20	Public Q. publication of the Sustainable Travel Pack by Pell Frischmann on behalf of Barratt's for Chalkers Rise, the Focus Group and residents have contacted them regarding the numerous errors and misleading information contained within in this document, with no response as yet, we would therefore like to request that this committee also adds it's voice to the complaints.	it was proposed that Clr Milliner would liaise with the Town Clerk and provide a written response to the Resident	Clr Milliner		Update rovd from Emma Kemp attached.
5th feb 20	PUBLIC Q. A Resident sought advice on the recent approval of LW/19/0493 Nursery 29 Glynn Road Peacehaven. LDC have approved a commercial property in a Residential area which was objected to. The Resident wanted to know if they could appeal against this decision, just as applicants can appeal if they are refused	It was proposed that Clr Paul would liaise with the Town Clerk on the approval of LW/19/0493 Glynn Road and respond to the Resident.	Clr Paul	admin officer spoke to town clerk who asked me to spk with clir Duhigg. Clr Duhigg advised of the correct procedure.	Clr Duhigg spoke with one of the Resident's on the telephone. Clr Paul to give update.
3rd march	resident q • At the junction of Arundel Road and Mayfield Avenue a lamppost and telegraph pole were knocked down by a vehicle in January. The telegraph pole has been replaced, but the lamppost has not. This is a very dark junction, and residents are concerned that it still has not been attended to.	clr Hill has taken a copy of the report and will look in to.		Admin officer has also already reported to Highways 3/3/20	

Reference	LW/20/0204
Alternative Reference	PP-08628464
Application Received	Thu 02 Apr 2020
Application Validated	Thu 02 Apr 2020
Address	The Sussex Coaster 80 - 82 South Coast Road Peacehaven East Sussex BN10 8SJ
Proposal	Demolition of public house and re-development to provide seventeen residential units with associated vehicle parking and landscaping
Status	Awaiting decision
Appeal Status	Unknown
Appeal Decision	Not Available

Sussex Coaster - History of case

Admin

From: Admin
Sent: 07 August 2019 09:56
To: Claude Cheta; Cllr. Job Harris; Isobel Sharkey; Lynda Duhigg; Betty Walters; Sue Griffiths; David Seabrook; Alan Goble; Gloria Hill; Lyn Mills; Alan Milliner; Dawn Paul
Cc: Cllr Lucy Jo Symonds; Chris Collier; Cathy Gallagher; Emilia Simmons; Town manager; Civic and Marketing
Subject: Planning Application Sussex Coaster - LW/19/0242
Attachments: Sussex Coaster letter & Petition.pdf; The Coaster updated Objection.pdf

Hi Chris

The Coaster application was discussed at the Planning & Highways last night and attended by many Residents.

Peacehaven Town Council Planning & Highways Committee **AGAIN** unanimously proposed Refusal of Planning Application LW/19/0242 Sussex Coaster.

The objections 'below' from 1st May are still valid – All Residents concerns from the previous meeting have been ignored and now made worse by NO improvements and a reduction in parking.

I am forwarding on again the above documents; a **Petition** and an updated **Objection Presentation** from the Residents.

Kind Regards

Vicky

From: Admin
Sent: 01 May 2019 12:00
To: 'Kitchener, Matthew'
Cc: Town manager; Lynda Duhigg
Subject: Planning Application Sussex Coaster - LW/19/0242

Dear Matt

Last night 30th April 2019, Peacehaven Town Council Planning & Highways Committee met & discussed Planning application LW/19/0242 Sussex Coaster.

37 Residents from the locality attended the meeting and spoke against this proposed planning application.

Please see attached document of the Residents letter of objection with signatures, as previously sent to you and Customer First Team on 2 occasions, **please note it is still not showing on your website.**

The concerns by local Residents were reiterated at last night's Planning meeting during Public Question time.

- This proposal is not an acceptable form of development in this area of Peacehaven.
- The plans need to change to incorporate entrance and exit on to the A259 and not Vernon Avenue, is it possible for the plans to be amended and resubmitted to Peacehaven Town Council Planning & Highways.
- Although other developments granted for this type of building up to 4 storeys have set up precedence within Peacehaven, this particular planning application is not comparable to this area and does not create a "sense of place" in this area. Within this "sense of space" this proposed development is an overbearing structure, loss of visual and natural light on to the Coastal view and impact of even more vehicles on to the A259.

- The key design features in size, scale and siting of this proposed development IS OVERLY BULKY, LOSS OF STREET SCENE AND WOULD CAUSE UNDUE DOMINANCE, LOSS OF LIGHT AND PRIVACY TO NEARBY RESIDENTS.
- Please can you respond to this proposed development as it is more than 10 units and where is the affordable housing provision associated with this scheme, as yet to be agreed.
- Peacehaven Planning Committee would like to see the Transport statement relating to this application and what dates and times was the traffic data taken?
- Has there been an onsite visit by Lewes District Planning Committee and if so what date and time of day did they visit?

Peacehaven Town Council Planning & Highways Committee at the meeting last night unanimously proposed Refusal of Planning Application LW/19/0242 Sussex Coaster.

- 1) Back garden development – building another property the confines of the existing one or large extension to property.
- 2) Out of keeping with street scene-impairment of the street scene, changing the character and appearance, detrimental to it, will spoil the ambience of Road/Avenue, unfriendly
- 3) Blind or blocking corners-either with fence, bushes or trees causing hazard to drivers and pedestrians, health and safety
- 4) Loss of privacy-over-looking, causing loss of privacy or light, too close
- 5) Poor design-down to developer- does not fit in with local surroundings
- 6) Inadequate local infrastructure-including A259, surgeries, school
- 7) Effect on local character-surrounding area included
- 8) Density of layout & over development -too large for plot
- 9) Absence of car parking facilities-provision for pedestrians, wheelchairs and prams
- 10) Increase of traffic & congestion-is there an alternative
- 11) Exacerbate existing parking problems
- 12) Parking & Highway safety-turning space is applicable
- 13) Listed building or tree(s) with protection orders
- 14) Local drainage needs to be improved-not really for us, but sometimes there is a problem if the drain goes under the neighbours garden or path
- 15) Could prejudice further development-not really down to us, but would depend on how the developer acts.

Residents and Councillors would like to attend the hearing of this application. **Please can you notify me as to when this application will be heard at Lewes, date & time please.**

Kind Regards

Vicky

From: Kitchener, Matthew [mailto:Matthew.Kitchener@lewes-eastbourne.gov.uk]
Sent: 15 April 2019 09:45
To: Admin
Cc: Town manager
Subject: RE: Planning Application Sussex Coaster - LW/19/0242

Hi Vicky

The overall consultation expiry date for comments is the 3 May 2019. I have separately made a record that the Town Council's comments are due on 01 May.

Regards

Mr Matthew Kitchener AssocRTPI

PARISH CONSULTATION LETTER

From:	Planning	To:	Peacehaven
Comments to be received by:	09.06.2020.		
Case No:	LW/20/0187		
Case Officer:	Mr William De-haviland-Reid		

Location: 241 Arundel Road West Peacehaven East Sussex BN10 7PY

Proposal: Demolition of existing conservatory/workshop area and erection of single storey side extension, conversion of loft including raising ridge height of roof, construction of external raised platform in garden and moving front door to adjacent elevation

I am consulting you on the above development. A copy of the above planning application, together with accompanying plans, drawings and other documents, is available on our Public Access website by following the link below:

<http://www.lewes.gov.uk/planning/1139.asp>

We would be grateful to receive any observations no later than 09.06.2020.

Yours faithfully

Mr William De-haviland-Reid
Case Worker (Planning)

Phone: 01273 471600

Email: Customerfirst@lewes-eastbourne.gov.uk

Website: lewes-eastbourne.gov.uk

PARISH CONSULTATION LETTER

From:	Planning	To:	Peacehaven
Comments to be received by:		09.06.2020.	
Case No:	LW/20/0223		
Case Officer:	Mr William De-haviland-Reid		

Location: 67 Lincoln Avenue Peacehaven East Sussex BN10 7JU
Proposal: Demolition of existing conservatory and garage and erection of rear and side extension

I am consulting you on the above development. A copy of the above planning application, together with accompanying plans, drawings and other documents, is available on our Public Access website by following the link below:

<http://www.lewes.gov.uk/planning/1139.asp>

We would be grateful to receive any observations no later than 09.06.2020.

Yours faithfully

Mr William De-haviland-Reid
Case Worker (Planning)

Phone: 01273 471600
Email: Customerfirst@lewes-eastbourne.gov.uk
Website: lewes-eastbourne.gov.uk

PARISH CONSULTATION LETTER

From:	Planning	To:	Peacehaven
Comments to be received by:		09.06.2020.	
Case No:	LW/20/0280		
Case Officer:	Mr Robin Hirschfeld		

Location: 86 Westview Close Peacehaven East Sussex BN10 8FB

Proposal: Garage conversion to include removal of garage door and insertion of windows

I am consulting you on the above development. A copy of the above planning application, together with accompanying plans, drawings and other documents, is available on our Public Access website by following the link below:

<http://www.lewes.gov.uk/planning/1139.asp>

We would be grateful to receive any observations no later than 09.06.2020.

Yours faithfully

Mr Robin Hirschfeld
Case Worker (Planning)

Phone: 01273 471600

Email: customerfirst@lewes-eastbourne.gov.uk

Website: lewes-eastbourne.gov.uk

LW/19/0859.

From: Clare, Anna <[REDACTED]>
Sent: 11 May 2020 11:46
To: Town Clerk <townclerk@peacehaventowncouncil.gov.uk>
Subject: Planning application 166 South Coast Road: (ref: LW/19/0859)

Dear Sir/Madam

Re: Planning application 166 South Coast Road: (ref: LW/19/0859)

I write in relation to the above application and further to your comments and objection to the application.

Subsequent to objections and our recommendation that the original scheme was not supportable amendments have been made. The proposal retains 4 units of accommodation but they are amended in size. The design and proposed materials have also been completely rethought to be more in keeping with other forms of development along South Coast Road.

Therefore I write to inform you that the amendments are considered to overcome the objections and as such it has been resolved to approve the scheme. I attach the revised plan for reference, this is also available on the case file online as usual.

Yours sincerely

Please note I am now working from home and contactable on my mobile 07935085768 preferably by appointment.

Anna Clare MA MRTPI
Specialist Advisor (Planning)
01323 415644
07935085768

Lewes and Eastbourne Councils
www.lewes-eastbourne.gov.uk

The contents of this email are Officer opinion and are therefore not binding on any future decision of the Council.

2010-2011