



# **PEACEHAVEN TOWN COUNCIL**

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## **DRAFT Minutes of the meeting of the Planning & Highways Committee held online (Zoom) at 7.30pm on Tuesday 6<sup>th</sup> October 2020**

Present – Cllr I Sharkey (Chair) Cllr A Milliner, Cllr C Gallagher, Cllr S Griffiths, Cllr D Seabrook, Cllr D Paul, Cllr L Mills, Cllr R White, Cllr A Goble, Tony Allen (Town Clerk), Victoria Onis (Admin & Meeting Officer)

It was resolved that Cllr C Gallagher participates in the meeting in a non-voting capacity.

Four members of the public were also present.

### **1 PH890 CHAIR ANNOUNCEMENTS**

The Chair welcomed everyone to the meeting.

### **2 PH891 PUBLIC QUESTIONS**

**Members of the public reported to the Committee, traffic concerns in Dorothy Avenue - Item 10 PH899 on the Agenda.**

- Damage to residents' cars from construction vehicles
- High volume of traffic using this road after using local shops.
- Parking on double yellow lines, up on curbs, damaging grass verges, tarmac
- No weight restrictions on the road, so being used for construction vehicles/Delivery lorries.
- Request from residents to block the road off after the Sainsbury's car park
- Heavy vehicles roads were not built for this amount of traffic, cracks appearing on properties, road cracks not a viable route for this volume of traffic.

**A member of public spoke reported on parking issues outside of Subway, South Coast Road.**

- Double parking on double yellow lines
- Honking of car horns due to dangerous parking up on pavements and out in the road
- Delivery drivers outside of the takeaways on both sides of the road honking horns
- Walkers having to step out into the road to pass the vehicles blocking the pavement.
- Parking enforcement team are not addressing the issues as do not have the manpower.

It was suggested by Councillors that

- Neighbourhood First is contacted and made aware of the situation
- Contact the shop keepers and ask if their delivery drivers are honking horns for deliveries?
- Resident to log details with Operation Crackdown
- It was suggested that it would be beneficial to have a Working party

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**3 PH892 TO CONSIDER APOLOGIES FOR ABSENCE & SUBSTITUTIONS**

Apologies accepted for Cllr Hill

**4 PH893 TO RECEIVE DECLARATIONS OF INTEREST FROM COMMITTEE MEMBERS**

There were no declarations of interests

**5 PH94 TO ADOPT THE MINUTES FROM THE 8<sup>th</sup> SEPTEMBER 2020**

It was resolved to adopt the minutes as a true record

**6 PH895 UPDATE FROM CLLR GALLAGHER CHAIR OF THE STEERING GROUP FOR THE NDP**

Cllr Gallagher reported the following:-

- The next Steering Group meeting will take place on Thursday 8<sup>th</sup> October at 7pm.
- Contact is ongoing with HDD about trying to get the best solution for the Meridian site.
- AECOM is doing a consultation about Design Guides, including the setting out zones according to the architecture, the lay of the land, throughout the Peacehaven and Telscombe area.
- There will be a 6-week public consultation asking people to put forward ideas on the design, materials and style of homes and businesses in the future.

**7 PH896 TO NOTE AND REVIEW THE COMMITTEES BUDGETARY REPORT**

Cllr Griffiths reported that PTC has two dog bins in Valley Road, which we pay Lewes DC to empty, but cannot find the emptying cost on the report?

Town Clerk will investigate.

**8 PH897 TO DECIDE ON THE REPLACEMENT OF THE PLANTER OUTSIDE SUBWAY**

Cllr Seabrook updated the Committee, noting that the planter has now been removed as it represented a danger to the public. A stronger replacement needs to be purchased, as soon as possible.

The next action would be to look at the ESCC Lease, to check if the Lease would allow PTC to add a few cycle racks and possibly bollards which would also help to protect the public, the area is approx. 30 foot long so we need to protect the whole area; Admin Officer to check the license.

It was resolved to obtain quotes on planters with a cycle rack and come back to next meeting. The possibility of business sponsorship also to be explored.

**Proposed** Cllr Seabrook

**Seconded** Cllr Griffiths

All in Agreement

**9 PH898 TO DISCUSS AND RESOLVE THE WASTE BINS LOCATION IN THE VALLEY ROAD**

Lewes District Council empties our two bins at Valley Road; if we require extra bins, we will need to request them from LDC, although the extra costs could prove prohibitive. An alternative would be to move the bins to more useful locations.

Cllr Paul proposed to walk around the Valley Road area and report back on location of the bins and their location in relation to the fields the horses are in.

It was also resolved to clarify with the Parks Officer how many bins we have and how many we are paying LDC to empty and what budget this is coming out of.

**Proposed** Cllr Griffiths

**Seconded** Cllr Seabrook

All in Agreement



**10 PH899 TO DISCUSS DOROTHY AVENUE NO THROUGH ROAD REQUEST - Verbal report**

*[This item was brought forward for discussion in advance of Item 6. Standing Orders were suspended to allow public participation]*

Cllr Mills reported that she has received a signed petition from all the residents of Dorothy Avenue (between A259 and Arundel Road) for this section of the road to be blocked off from the top, making it a no through road.

Cllr Mills reported that this matter was also discussed at the SLR Meeting on the 26<sup>th</sup> September. Ian Johnson (Traffic & Safety Manager, ESCC) had stated that this road was assessed in November 2019 and scored a level of 41, which is not at the level for the County Council to take things further (the baseline being 70). Assessment is based on location, scale of impact, economy impact, safety impact, environmental impact, and social impact.

Ian Johnson advised that the residents can look at a community match scheme, which will require a charge of £500 for a feasibility study and £400 for a speed scheme, as well as additional costs for implementing the recommendations made on these study's.

Cllr White and Cllr Goble, suggested we could start this off by requesting some weight restriction Orders and signage from ESCC, for Dorothy Avenue. Cllr White noted that if these heavy vehicles are going to the Barratt's site, it would be advisable to speak to a contact on the Barratt's Development, it is not appropriate for heavy construction vehicles to be using this narrow residential road for access.

It was resolved that we undertake our own informal survey, along with photographic evidence to start with and then take the results to the SPO Officer and contact ESCC and ask for some weight restriction signage.

**Proposed** Cllr Mills  
**Seconded** Cllr white  
All in agreement

**11 PH900 TO DISCUSS AND COMMENT ON THE LEWES 2020 INFORMAL PARKING CONSULTATION**

It was proposed to support these plans to change the parking regulations and it needs to go to ESCC and not LDC.

**Proposed** Cllr Seabrook  
**Seconded** Cllr Griffiths  
All in Agreement

**12 PH901 TO REVIEW THE GOVERNMENT'S PLANNING WHITE PAPER FOR REPORTING TO COUNCIL**

Cllr Sharkey advised that herself and the SPO Michelle Edser will be attending an online seminar on Thursday 10<sup>th</sup> Oct.

The Town clerk updated the Committee that immediately after the seminar, a recording will be available and will be circulated to all other Councillors.

It was suggested that the matter is taken forward by Cllr Sharkey, the SPO and Cllr Seabrook, with a paper drafted for Council at its meeting on the 27<sup>th</sup> October.

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### 13 TO CONSIDER Planning applications as follows:-

<p><b>PH902</b> LW/20/0616 139 South Coast Road Peacehaven</p> <p><b>Case Worker</b> Julie Cattell</p>	<p><b>Peacehaven Town Council objects to this planning application.</b></p> <p>6 flats and only 4 car park spaces, dead end road. Limited parking in the street as Residential area, the location is on a dead end, so the end needs to be free for cars to turn.</p> <p>Inadequate parking, poor access as dead end, overlooking gardens either side. Looking directly into neighbours bedrooms. This building could even be increased in height in the future without planning permission, when will it stop.</p> <p><b>Planning Objections</b></p> <ul style="list-style-type: none"> <li>• Out of keeping with street scene – impairment of the street scene, changing the character and appearance, detrimental to it, will spoil the ambience of the Road/Avenue, unfriendly</li> <li>• Loss of privacy – overlooking, causing loss of privacy or light, too close.</li> <li>• Absence of car parking facilities – provision for pedestrians, wheelchairs and prams</li> <li>• Increase of traffic &amp; congestion – is there an alternative</li> <li>• Exacerbate existing parking problems</li> <li>• Inadequate local infrastructure – including A259, surgeries, school</li> </ul>
<p><b>PH903</b> LW/20/0601 53 Ashington Gardens Peacehaven</p> <p><b>Case Worker</b> Mr William De-haviland-Reid</p>	<p><b>Peacehaven Town Council Recommend to Approve</b></p>
<p><b>PH904</b> LW/20/0601 53 Ashington Gardens Peacehaven</p> <p><b>Case worker</b> Mr William De-haviland-Reid</p>	<p>Duplicate of above.</p>
<p><b>PH905</b> LW/20/0557 41 Firle Road Peacehaven</p> <p><b>Case Worker</b> Julie Cattell</p>	<p><b>Peacehaven Town Council objects to this planning application.</b></p> <p>Planning Application was Refused by LDCC in 2018, was turned down as not sufficient space there/over development. The new application is almost the same, apart from a wall.</p> <p>The Reasons are the same as those given by PTC for the previous application. These must be added to this application, and include:-</p> <ul style="list-style-type: none"> <li>• Inadequate sewage/drainage provision</li> <li>• Overshadowing from the proposed extension</li> <li>• Overdevelopment of this small site</li> <li>• Cramped and dominant proposed building</li> <li>• the proposed driveway is on a junction/corner</li> <li>• concerns over the hedge at western boundary of the premises. This hedge is home to a variety of small birds and to remove it would have an adverse effect of the environment and biodiversity in this area</li> </ul>



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PH905 Cont.	Should LDC be minded to approve this application, there needs to be improvement in the sewage/drainage system.
PH906 LW/20/0558 70 The Promenade Peacehaven  Case Worker Mr James Emery	<b>Peacehaven Town Council Recommend to Approve</b>

### 14 To note the following Planning Applications:-

PH907 LW/20/0648 Lower Hoddern Farm Hoddern Farm Lane Peacehaven East Sussex BN10 8AP  Case worker Chris Wright	Non-Material Amendment to vary the approved materials plan in relation to application ref: LW/19/0760  <a href="http://padocs.lewes-eastbourne.gov.uk/planning/planning-documents?ref_no=LW/20/0648">http://padocs.lewes-eastbourne.gov.uk/planning/planning-documents?ref_no=LW/20/0648</a>
PH908 TW/20/0071/TPO 2 The Cedars Peacehaven  Case Worker Mr Daniel Wynn	T2 - Field Maple - reduce and reshape crown by up to 1.2 metres - to formative prune and shape, T3 -Poplar - re-pollard to old pruning points (approximately 3 metres) - to keep at reasonable size for garden, T4- Sycamore - twin stemmed - fell - causing damage to boundary wall, T5 - Sycamore - single stem - reduce and reshape crown by up to 2.5 metres and thin by 15% - to balance shape  <a href="http://padocs.lewes-eastbourne.gov.uk/planning/planning-documents?ref_no=TW/20/0071/TPO">http://padocs.lewes-eastbourne.gov.uk/planning/planning-documents?ref_no=TW/20/0071/TPO</a>
PH909 LW/20/0552/CD 8 Capel Avenue Peacehaven  Case Worker Mr James Emery	Discharge of Condition 10 (refuse and recycling storage) in relation to planning application LW/18/0907 granted by appeal APP/P1425/W/19/3233039  <a href="http://padocs.lewes-eastbourne.gov.uk/planning/planning-documents?ref_no=LW/20/0552/CD">http://padocs.lewes-eastbourne.gov.uk/planning/planning-documents?ref_no=LW/20/0552/CD</a>

The Committee noted the planning applications above

### 15 TO NOTE the following planning application Decision Notices:-

PH910 LW/20/0471 8c Cripps Avenue Peacehaven	<b>Planning Application for Planning Application for Erection of a rear extension</b>  Lewes DC Grants permission Peacehaven's Planning & Highways Committee <b>Supported</b> this application
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<b>PH911 LW/20/0483</b> 55 Telscombe Road Peacehaven	<b>Proposed loft conversion</b>  Lewes District Council hereby certify that on 28 July 2020 the <b>matter</b> described in the First Schedule to this Certificate in respect of the land specified in the Second Schedule to this Certificate and <b>DELINEATED</b> on the plan attached to this Certificate, <b>is lawful</b> within the meaning of Section 192 of the Town and Country Planning Act 1990 (as amended).  Lewes DC <b>Grants permission</b> Peacehaven's Planning & Highways Committee <b>Supported</b> this application
<b>PH912 LW/20/0452</b> 5 Green Hill Way Peacehaven	<b>Planning Application for Construction of a 2 bedroom bungalow to the land at the rear</b>  Lewes DC <b>Refused permission</b> Peacehaven's Planning & Highways Committee <b>Objected</b> this application
<b>PH913 LW/20/0443</b> 8a Downland Avenue Peacehaven	<b>Planning Application for Proposed loft conversion</b>  Lewes DC <b>Grants permission</b> Peacehaven's Planning & Highways Committee <b>Supported</b> this application
<b>PH914 LW/20/522</b> 28 Firle Road Peacehaven	<b>Planning Application for Erection of a summer house and separate storage shed</b>  Lewes DC <b>Grants permission</b> Peacehaven's Planning & Highways Committee <b>Supported</b> this application

The above decisions were noted.

### 16 PH915 TO REVIEW & UPDATE THE P&H ACTION PLAN.

- The Town Clerk reported that the Assets of community Value - Car parks; SPO Michelle will be meeting with Mike Gatti and Vivian Carrick, to move forward this item and resubmit applications for the two out of the three car parks that did not get approved.
- Cllr Sharkey reported that The Developers Liaison Working Group had their first meeting 02/10/20; the main points of action are to have some contact with B&H buses, Barratt's and LDC about some of the issues that come up with Chalkers Rise, various CIL & S.106 monies. Next meeting will be on 27<sup>th</sup> November 2020.
- Cllr Seabrook reported that he is putting a proposal together for the two lamp posts in Valley Road, where we have an excessive Electricity bill. The Proposal will be for Solar powered streetlights, which will save the Town Council approximately £2k a year.
- The Town Clerk updated that the Land registry confirms we own the 2 parcels of land within Howard park.

Next meeting of the Committee – 10<sup>TH</sup> November 2020

There being no further business, the meeting closed at 20.45