

Proposed Development of The Meridian Centre, Peacehaven



Whilst you have recently been consulted on the Neighbourhood Plan Masterplan, this consultation is on behalf of Henry Davidson Developments (HDD) regarding a proposed planning application for the demolition of the existing Meridian Centre and creation of a new centre – an actual development scheme that we are looking to complete in the next 2 years.

Co-op own the current Meridian Centre and have selected HDD to lead proposals for the redevelopment of the site.

WHY REDEVELOP THE CENTRE?



It was built in the 1970s and no longer offers a high quality environment for shopping.

The Co-op is in need of a new modern food store to better serve the community.

Changes in shopping habits over recent years provides the opportunity to re-imagine the new centre with a mix of uses, but with a focus still on shopping.

WHAT HAVE WE DONE SO FAR?

HDD and the Co-op have engaged in pre-application discussions with Lewes District Council and extensively with the Neighbourhood Plan Steering Group and Peacehaven Town Council. We are also in discussions with East Sussex County Council and the bus operator as well as other key stake holders including the existing shop occupiers.

While the Town Council have expressed reservations about some elements of the draft proposals, we want to obtain the views of the wider community before considering our next steps.

HOW CAN I MAKE MY VIEWS KNOWN?

In addition to the **FREEPOST** comments form attached to this leaflet, a project website will be launched on **15th March 2021** that will also provide a comments feedback facility.

The website address is:

www.hddmeridiancentre.co.uk

All comments should be submitted by **5th April 2021**.

WHAT WILL HAPPEN TO THE COMMENTS?

All thoughts, suggestions and issues received as part of this consultation will be carefully read and considered to help shape our proposals for the site.

A Consultation Statement will be produced to accompany any future planning application. This report will provide feedback to everyone who has been involved in the process, identifying key issues raised, how they have been considered and how they have shaped the proposals.

HDD and the Co-op intend to submit a detailed planning application for the redevelopment of the site in Summer 2021.

WHEN WILL I BE CONSULTED AGAIN?

When the application is submitted, Lewes District Council will consult with local people before reaching a decision on the application.

**Thank you for your time in looking at our proposals.
We look forward to receiving your comments.**

HAVE YOUR SAY

PUBLIC CONSULTATION

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P20-3486 Prepared by Pegasus Group

DRAFT ILLUSTRATIVE LAYOUT PLAN



EMERGING PROPOSALS

HDD and the Co-op have taken into account the Neighbourhood Plan Masterplan's vision to deliver a high quality, mixed use new centre by creating a vibrant new destination.

The emerging scheme is one that seeks to bring together a wide mix of uses including housing, but with shopping and services and a new 'centre' at its heart. High quality buildings and open spaces are paramount to achieving that, the images presented here and on our website are not fixed and we are looking to hear your views.



The draft layout shown here and on our website includes:

- A new Co-op food store with an extensive goods range for a weekly shop
- New shops aimed at small, independent traders – the florist, the cobbler and the butcher – with a covered, colonnade walkway
- A new public square for weekend markets and other events
- Retention of the nursery and Community House with access onto the new square
- Provision of a new Library
- A new cafe with outdoor seating and hopefully a new restaurant
- Outdoor seating, high quality public open spaces, free wifi, gardens, tree planting
- A mix of housing, including 2-3 bed houses, apartments and accommodation for the elderly
- Bus access integrated into the site
- Easy access, surface level parking spaces
- Incorporation of green technology
- New safe pedestrian and cycle linkages
- A travel plan with car share, disabled spaces and safe cycle parking