

**MINUTES OF THE MEETING OF THE PLANNING AND HIGHWAYS COMMITTEE  
HELD ON TUESDAY 1<sup>ST</sup> MAY 2018 AT 7:30PM  
IN COMMUNITY HOUSE, ANZAC ROOM**

**Committee Members :**

Councillor Daryl Brindley (Vice Chair)  
Councillor Reg Farmiloe (Sub) Councillor Lynda Duhigg  
Councillor Jean Farmiloe  
Councillor Ann Harrison  
Councillor Jackie Harrison-Hicks  
Councillor Melvyn Simmons (Chair)  
Councillor Dave Neave (Sub)

**Present :**

Councillor Lynda Duhigg  
Councillor Ann Harrison  
Councillor Melvyn Simmons

**In Attendance :**

Sally Landers / Admin Officer

**GENERAL BUSINESS**

**PH423 CHAIR ANNOUNCEMENTS**

Good evening residents. Thank you for coming to the Planning and Highways meeting this evening, Tuesday May 1<sup>st</sup> 2018. Firstly may I remind you of the health and safety announcement. We are not expecting any evacuations, although if we do, the alarms will sound and you will be required to leave the building by the closest available route. We will meet on the grass area in the South Service Car Park. Please will all of you switch your phones onto silent and refrain from using them and only use tablets for the purpose of accessing the agenda for this meeting. We need to inform you that this meeting is being recorded and a copy of the legislation is available on request.

Thank you to all residents who attended the Lewes District Council Planning meeting on 23<sup>rd</sup> April to discuss Lower Hoddern Farm. (Councillor Simmons apologised for not attending the meeting on 23<sup>rd</sup> April due to childcare arrangements).

We are happy to take questions on this this evening, although you will be aware Peacehaven objected against this. Lewes District Council remain the planning authority and thus make the decision. There is an agenda item this evening specifically to discuss how we as a Town move forwards.

Many emails and letters have been received by the Council in relation to the planning decision of Lewes District Council. We appreciate the support given to this Council from those residents and we endeavour to do our best for you in following this up.

The Focus Group have reported their response from ESCC Highways regarding the 7.5 tonne weight restrictions on the A259 leading up from Newhaven. These signs were due to have been replaced



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late last year, although no evidence of this was provided. Mr Gatti of Peacehaven Focus Group sent an email earlier today, which states

“ this was brought up at a previous Planning and Highways meeting, and said I would advise of any progress. It transpires that ESCC thought that the signs had been replaced as per the agreement with the contractors. They weren't! They have now instructed the contractors to install the signs as per the agreement ASAP. When complete there will be four signs on the Newhaven Ring Road advising drivers of the weight restriction at Peacehaven. This means that there can be no excuse for unauthorised drivers of HGV's to use the A259. And hopefully enable the Police to enforce the regulation more robustly.” Thank you Mr Gatti.

Quick updates –

The Summer Fair this year is almost booked out. If you wish to exhibit please contact Matt or Debbie in the office.

The Neighbourhood Plan is going well. The next meeting for this will be on Weds 2<sup>nd</sup> May at 6:30pm in Peacehaven. Peacehaven Secondary School will be conducting their own consultation over coming weeks, with the Youth Mayor and Deputy running sessions at the school. A full report will come to this next meeting.

The next SLR meeting of East Sussex County Council will be held this Friday. Officers and Councillors will be discussing a variety of Highways issues with the Inspectors and County Councillors. We hope to have good news on pothole repair, kerb stones and A259 resurfacing shortly.

And finally, we are in receipt of tree work notice TW/18/0035/TPO for 26 Glynn Road to remove a sycamore tree and replant with a suitable species. Any comments should be forwarded to Lewes District Council.

#### **PH 424 PUBLIC QUESTIONS**

##### **Sue Griffiths, North Ward**

I was pleased to see the item 6 Planning Appeal on this evenings agenda but I am dismayed that the only decision being asked for in this report relates to an appeal to the Secretary of State. As someone involved in the successful appeal against the development in Valley Road, Peacehaven, I would advise the following procedure which is to make a written appeal which would be decided by the Planning Inspectorate and would cost the Council nothing. It is only after a Planning Inspectors report that it would be appropriate to go to the Secretary of State. As can be seen in 2.5 of the report the advice of the solicitor is that an appeal against Lower Hoddern Farm decision can be brought by Peacehaven Town Council on behalf of residents. My question is, will Councillors support local residents by proposing a written appeal to be decided by the Planning Inspectorate.

##### **Alan Sargent – West Ward (Chair of Residents Association)**

I refer to the meeting dated 10<sup>th</sup> April 2018 Page 2, PH416 Rowe Avenue. The action was that Councillor Dave Neave was having a meeting with Churchill Development on the 12<sup>th</sup> April regarding parking. Has he issued a report? However the final parking solution is not Churchills but ESCC Highways and LDC. The conversion of 272 South Coast Road to 8 apartments is complete but there is no dedicated parking, only in Rowe

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Avenue. The problem is that the development was raised with Councillor Enever by letter on the 21<sup>st</sup> July and 17<sup>th</sup> August 2017. Councillor Enever replied on the 7<sup>th</sup> August 2017 where he said the matter would be raised at the next SLR meeting.

*Councillor Ann Harrison stated that as the previous SLR was cancelled, she would bring it up again at the next meeting.*

Churchill are now making good progress and if no action is taken by this committee it will be too late to improve the parking arrangement for 272 South Coast Road, Rowe Avenue and Rowe Avenue Surgery. Churchill have paid a large CIL contribution and part of that is designated for Highway Improvements.

Agenda Item 6 – The following items have not been taken into consideration. Letter for Southern Water to LDC dated 5<sup>th</sup> May 2017 about not building too close to the proximity of the sewerage plant, due to odour and nuisance.  
Also lack of water pressure and a decent letter about the need to increase the water storage.

#### **PH425 TO CONSIDER APOLOGIES FOR ABSENCE & SUBSTITUTIONS**

Councillor Daryl Brindley – accepted (Family Commitments)  
Councillor Reg Farmiloe – accepted (Illness) – Substitute Councillor Lynda Duhigg  
Councillor Jean Farmiloe – accepted (Family Commitments)  
Councillor Jackie Harrison-Hicks – accepted (Holiday)

#### **PH426 TO RECEIVE DECLARATIONS OF INTEREST FROM COMMITTEE MEMBERS**

Any information in this agenda or reports is provided to Councillors as Members of Peacehaven Town Council. The comments and observations from all Peacehaven Town Councillors are preliminary ones, made prior to consideration at Lewes District Council and are based on the evidence and representations to the Town Council. It is expected that any decision they make for Peacehaven Town Council would be based on the information received, although if they are representatives on any other Council, they reserve the right to change their mind, subject to any further information.

#### **PH427 TO APPROVE & SIGN THE NON CONFIDENTIAL MINUTES OF 10<sup>th</sup> APRIL 2018**

Councillor Ann Harrison Proposed  
Councillor Lynda Duhigg Seconded

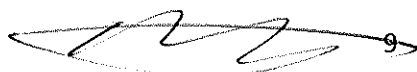
**Agreed**

Debate: Councillors Ann Harrison and Lynda Duhigg to meet to arrange meeting with Town Manager

#### **PH428 PLANNING APPEAL**

The Planning and Highways Committee DEFER the decision to lodge a Planning Appeal with the Secretary of State for Planning reference LW/17/0226 decision (Lower Hoddern Farm)

Councillor Ann Harrison Proposed  
Councillor Lynda Duhigg Seconded



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**DEFERRED**

Debate:

Councillors requested an Extra Ordinary Council meeting to include the recommendation of the Planning Committee to write to the Planning Inspectorate to appeal the decision of Lewes District Council Planning Authority.

The Chair suspended Standing Orders to receive advice from the members of the public regarding holding an independent meeting and to encourage the Full Council to make a decision.

The Standing Orders were then reinstated.

It was felt that the Council did not wish to let the residents down, that an Extra Ordinary Council meeting should be held and publicised and that cost implications should be considered. It was felt wrong for the Planning Committee to make a decision of such importance with only 3 Members present. The Committee Members committed to ensure their residents views were heard.

**PH429 PLANNING APPLICATIONS – (Recommendation list below)**

**LW/18/0071** – No Objection with the proviso 1, 2, 4, 5, 6

Councillor Ann Harrison Proposed  
Councillor Lynda Duhigg Seconded

**LW/18/0097** – No objection

Councillor Ann Harrison Proposed  
Councillor Lynda Duhigg Seconded

**LW/18/0121** – No objection with the proviso 1, 2, 3, 4, 5, 6

Councillor Lynda Duhigg Proposed  
Councillor Ann Harrison Seconded

**LW/18/0233** – No objection with the proviso 1, 2, 3, 4, 5, 6

Councillor Lynda Duhigg Proposed  
Councillor Ann Harrison Seconded

**LW/18/0239** – No objection with the proviso 1, 2, 3, 4, 5, 6

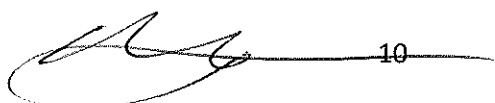
Councillor Ann Harrison Proposed  
Councillor Lynda Duhigg Seconded

**LW/18/0241** – No objection with the proviso 1, 2, 3, 4, 5, 6, 8

Councillor Ann Harrison Proposed  
Councillor Lynda Duhigg Seconded

**LW/18/0261** – No objection with the proviso 1, 2, 3, 4, 5, 6

Councillor Lynda Duhigg Proposed

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Councillor Ann Harrison Seconded

**LW/18/0270** – No objection with the proviso 1, 2, 3, 4, 5, 6

Councillor Ann Harrison Proposed

Councillor Lynda Duhigg Seconded

**LW/18/0283** – No objection with the proviso 1, 2, 3 – Construction vehicles not to cause disruption to flow of A259 traffic, or park on grass verge and pavement – 5, 6

Councillor Lynda Duhigg Proposed

Councillor Ann Harrison Seconded

### **Recommendations**

1. Site hours limited to Mon-Fri 08:00 – 18:00 and Saturday 08:00 - 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
2. Sympathetic materials to be used
3. Require a waste minimisation plan
4. Vehicles belonging to construction staff should not block access for other residents and should not be parked on grass verges or junctions
5. Any damage to grass verges during construction must be repaired by the developer
6. All construction equipment and supplies to be delivered between the hours of 09:30 and 14:30
7. 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
8. An asbestos survey should be carried out prior to demolition
9. With large sites, a vehicle wheel wash system to be used to stop contamination of the public highway

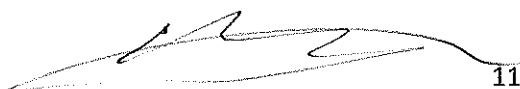
### **PH430 INFORMATION TO NOTE**

Noted

### **PH431 PLANNING DECISIONS**

<b>LW/18/0157</b>	<b>No Objection</b>	<b>Planning Permission</b>	<b>D</b>
<b>LW/18/0186</b>	<b>No Objection</b>	<b>Planning Permission</b>	<b>D</b>
<b>LW/18/0224</b>	<b>No Objection</b>	<b>Planning Permission</b>	<b>D</b>
<b>LW/18/0157</b>	<b>No Objection</b>	<b>Proviso 1, 2, 3, 4, 5, 6, and avoid rush hour on A259 and ease congestion</b>	
<b>LW/18/0186</b>	<b>No Objection</b>	<b>Proviso 1, 2, 3, 4, 6 and avoid rush hour on A259 and ease congestion</b>	
<b>LW/18/0224</b>	<b>No Objection</b>	<b>Proviso not to intrude on neighbouring property however if it does, obscure glass should be fitted on the side of the conservatory to protect neighbours privacy. Include 4, 5, 6 and avoid rush hour on A259 and ease congestion</b>	

Noted



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**PH432 DATE OF NEXT MEETING**

The next Planning and Highways meeting is on Tuesday 22<sup>nd</sup> May 2018 at 7:30pm

Meeting ended at 20:55

A handwritten signature in black ink, appearing to be 'M. A.', written in a cursive style.