

TELSCOMBE TOWN COUNCIL



Minutes of a meeting of the **PLANNING & HIGHWAYS COMMITTEE** held on **MONDAY 12th MARCH 2018** in Civic Centre at 7.30 pm.

PRESENT:- Cllrs T Armour, D Brindley *Deputy Mayor & Vice Chairman*, J Harris *Chairman*, J Wilkins *Mayor*

Also present: Stella Newman – Town Clerk (*minutes*)

2144. PUBLIC QUESTION TIME

A neighbouring resident commented on application LW/19/0100 - 4 Ashurst Avenue, Saltdean advising that the proposed roof conversion would have a detrimental affect on his property causing loss of light and overlooking. He also informed the Committee that the case officer, Steve Howe, had met him on site.

There were no other public questions or comments.

2145. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS

Apologies were received from Cllrs A Loraine and A Mendoza due to work commitments. These reasons were accepted by the committee.

2146. MEMBERS DECLARATIONS OF INTEREST

Cllrs T Armour and J Wilkins declared an interest in application number SDNP/17/05047/FUL as they are members of the Parochial Church Council.

2147. TO DISCUSS AND APPROVE MINUTES OF THE MEETING ON MONDAY 19th FEBRUARY 2018

It was proposed by Cllr D Brindley, seconded by Cllr T Armour and unanimously **RESOLVED** that the minutes of the meeting on 19th February 2018 were a true record of the proceedings and were signed as correct by the Chairman, Cllr J Harris.

2148. PLANNING APPLICATIONS

LW/18/0100
4 Ashurst Avenue,
Saltdean, BN2 8DR
Case Officer:
Mr Steve Howe

Proposed roof conversion to include re-pitched roof with front, side and rear gables.

A letter of objection from a local resident was noted. The committee considered the application and it was proposed by Cllr D Brindley, seconded by Cllr J Harris and unanimously recommended to **OBJECT** to the application on the grounds of overdevelopment, overbearing, loss of light due to the additional height and the tunnelling affect between the two properties.

LW/18/0102
73 Ashurst Avenue,
Saldean, BN2 8DR
Case Officer:
Mr Steve Howe

Pitched/flat roof single storey rear extension.

The committee considered the application and it was proposed by Cllr D Brindley, seconded by Cllr T Armour and unanimously recommended to **SUPPORT** the application.

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2148. Contd.

Planning Applications

SDNP/17/05047/FUL
St. Laurence Church,
Gorham Lane, Telscombe
Village BN7 3HY
Case Officer:
Mrs Alyson Smith

Proposed new accessible WC including new drainage with extractor fan and soil vent pipe outlets in the roof.
The committee considered the application and it was proposed by Cllr D Brindley, seconded by Cllr J Harris and unanimously recommended to SUPPORT the application.

LW/18/0160
25 Ashurst Avenue,
Saltdean, East Sussex BN2
8DR
Case Officer:
Mr Piotr Kulik

New roof terrace to existing roof, served by new spiral staircase.
The committee considered the application and it was proposed by Cllr T Armour, seconded by Cllr D Brindley and unanimously recommended to SUPPORT the application.

LW/18/0161
42 Broomfield Avenue,
Telscombe Cliffs, East
Sussex BN10 7AL
Case Officer:
Mr Steve Howe

Double storey side extension, together with part single storey elements and a loft conversion.
The committee considered the application and it was proposed by Cllr D Brindley, seconded by Cllr T Armour and unanimously recommended to SUPPORT the application subject to deliveries being between 10am and 2pm and damage to verges and kerbstones to be reinstated.

2149. NOTIFICATION OF PLANNING RESULTS

Telscombe
LW/17/0979
99A Cissbury Crescent
Saltdean BN2 8RH

Planning Application for erection of single storey rear extension.
Lewes DC GRANTS permission subject to conditions.
Telscombe's Planning & Highways Committee
SUPPORTED the application subject to conditions.

Telscombe
LW/17/1069
90 Bevendean Avenue
Saltdean BN2 8PE

Planning Application for ground floor rear extension to existing bungalow.
Lewes DC GRANTS permission.
Telscombe's Planning & Highways Committee
SUPPORTED the application.

Telscombe
LW/17/1074
18 Tyedean Road
Telscombe BN10 7AU

Planning Application for erection of single storey rear extension and replacement front bay.
Lewes DC GRANTS permission subject to conditions.
Telscombe's Planning & Highways Committee
SUPPORTED the application subject to conditions.

The Committee noted the planning results above.

2150. TO NOTE NEW CUSTOMER SERVICE MANAGER FOR ESCC HIGHWAYS

The new Customer Service Manager, Corinne Black, and her contact email were noted by the Committee.

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2151. DEPARTMENT FOR TRANSPORT – PROPOSED STOPPING UP OF HIGHWAY AT 161 AMBLESIDE AVENUE, TELSCOMBE CLIFFS, BN10 7LH

It was noted that ‘stopping up of the highway’ is a removal of public rights of way to allow development to be carried out in accordance with a valid and relevant planning permission granted under Part III of the Town and Country Planning Act 1990. The highway to be stopped up must be being developed upon and fall within the planning boundary or be a condition of the planning permission. There was much discussion regarding this as there are currently no planning applications so the proposed development is unknown. However, it was noted that this is a large area of greenspace with trees and it was not felt suitable for development. It was therefore proposed by Cllr D Brindley, seconded by Cllr T Armour and **OBJECTION RECOMMENDED** on the following grounds:-

- a. Loss of green space
- b. Loss of trees and impact to wildlife
- c. Lack of visibility as it is situated on a busy corner on a bus route
- d. Lack of information regarding proposed planning application

2152. EAST SUSSEX HIGHWAYS CONSULTATION ON SENSITIVE STREETS

Under Section 64 of the New Roads and Street Works Act 1991, a Highway Authority may designate certain streets (or part of streets) as Traffic Sensitive. This allows heavily trafficked roads to be identified as requiring Works Promoters (such as utility companies) to give greater advanced warning of proposed works or activities. Although the Highway Authority cannot prevent works happening on these streets, it has greater control over times and duration of works. A full review of Traffic Sensitive Streets was last carried out by ESCC 12 years ago and they were now looking for our views on traffic sensitive streets. The current designated streets were noted and agreed and it was proposed by Cllr D Brindley, seconded by Cllr T Armour and unanimously **RECOMMENDED** that St Peter’s Avenue be added to the list.

2153. TO NOTE ACTION LOG

The updates on the action log were noted. The Town Clerk advised dates for the Neighbourhood Plan Consultations and Cllr Wilkins gave an update on the tree planting scheme. Regarding the ESCC Public Path Creation Order 2018 Consultation that was discussed at the last meeting, it was noted that ‘the Order had been made and was measured on site for the available width, hence the measurements stated.’

2154. URGENT MATTERS AT THE DISCRETION OF THE CHAIRMAN FOR NOTING

Cllr Armour advised that the padlock was not on bridleway 8 gate. The Town Clerk advised that it had broken and the main part had disappeared so a new one had been ordered. In the meantime Cllr Armour asked if he could put on a temporary combination lock and the Committee unanimously **agreed**. Cllr Armour will advise the Council office of the combination number so that it can be given to keyholders when requested.

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2154. Contd. Urgent Matters At The Discretion of the Chairman for Noting

The Town Clerk advised she had received an anonymous copy letter which had been sent to ESCC Highways regarding parking on the grass verge and footway adjacent to the garages opposite 10 Warren Way in Telscombe Cliffs. As this is a highways issue and dealt with by the County Council, the Committee noted the letter.

There being no further business the meeting closed at 9.17 pm.

Signed.....
CHAIRMAN

NB Next meeting of the committee – Wednesday 4th April 2018 at 7.30pm