

TELSCOMBE TOWN COUNCIL



To: Chairman and Members of the
Planning & Highways Committee:-
Cllr. T. Armour, Cllr. D. Brindley (*Ex-O*), Cllr. J. Harris,
Cllr. D. Neave, Cllr. A. Mendoza, Cllr. J. Wilkins(*Ex-O*)
Cllr. A. Loraine

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Tuesday 18th July 2017

Dear Sir/Madam

You are summoned to attend a meeting of the **PLANNING & HIGHWAYS COMMITTEE** which will be held on **MONDAY 24th JULY 2017** at Telscombe Civic Centre at 7.30pm when it is proposed to transact the following business.

Yours faithfully

Nancy Astley

Town Clerk
Telscombe Town Council

AGENDA

1. Public question time - Members of the public are welcome to attend and may ask questions at the beginning of the meeting for a 15 minute period.
2. Apologies for absence and substitutions
3. To receive Members' declarations of interest
4. To discuss and approve the minutes of the Planning & Highways Meeting on **MONDAY 3rd JULY 2017**.
5. Planning Applications

SDNP/17/02986/LIS
Telscombe Manor ,
Gorham's Lane
Telscombe Village BN7

**Listed building consent for lowering height of a section
of garden wall.**



6. Planning Results

- LW/17/0100**
1 Church Close
Telscombe Cliffs
BN10
- Planning Application for Section73A retrospective application for erection of wooden garden building.**
Lewes DC **GRANTS PERMISSION** for the erection of wooden garden building subject to one condition requiring the garden building only to be used for purposes ancillary to the residential use of the building. Telscombe Planning & Highways Planning Committee **OBJECTED** to the application on the grounds, of being an overdevelopment of the site, lack of garden amenity space, siting and design. The Committee noted that two objections were received from members of the public, both refer to the use of the building as a business premises and the disturbance this causes. The Committee requested that Lewes DC investigate the matter further as it would appear a change of use had occurred.
- LW/17/0320**
2 Tescombe Cliffs
Way, Telscombe
Cliffs, BN10
- Planning Application for the erection of a proposed 2 bedroom bungalow on land to rear of 2 Telscombe Cliffs Way.**
Lewes DC **GRANTS PERMISSION** for the proposal subject to ten conditions requiring prior approval of external materials. A construction management plan including details of parking arrangements. Details of cycling facilities and car parking facilities, landscaping plan, all hard surfaces incorporated into the plan to be of porous materials and designed to direct run off to soakaways. Ground levels to be approved. Construction work deliveries to be between 8am and 6pm Mondays to Fridays and 8.30am and 1pm on Saturdays. The Planning & Highways Committee considered the application and **SUPPORT** the proposal subject to conditions requiring approval of a landscaping plan to include resurfacing of the vehicular access from the pavement to entrance of the site to ensure that there is no noise or traffic movements causing disturbance to the neighbouring no. 2 Telscombe Cliffs Way and therefore complying with saved policy ST4. Any such landscaping plan should include measures for dealing with surface water drainage. The approval of a construction management plan, to include details of locations of parking contractors, delivery parking and transit to be after 9.30am to help prevent congestion on the A259 and the locations for stationing plant/machinery clear of the public highway. The Committee would like it noted that the vehicular access is a well used pedestrian footpath and any parking along the vehicular access route will lead to problems for pedestrian movements. Details of materials and floor levels to be approved by the Local Planning Authority prior to commencement.
- LW/17/0342**
120 Oaklands Avenue
E. Saltdean BN2
- Planning Application for the rear extension and raised deck, roof conversion (revision to LW/14/0892).**
Lewes DC **GRANTS PERMISSION** for the application subject to conditions requiring prior approval of external materials, the windows in the east elevation of the dormer to be glazed with obscure glass, fixed shut. Construction work was restricted to 8am -6pm Monday to Friday and 8.30 to 1pm on a Saturday. Telscombe's Planning & Highways Committee **SUPPORTED** the proposal subject to conditions requiring a construction management plan and matching materials.

TELSCOMBE TOWN COUNCIL



LW/17/0316
1 Ashurst Avenue
E. Saltdean BN10

Planning application for the demolition of existing house, construction of a new two storey dwelling containing four separate 2 bedroom units.

Lewes DC **GRANTS PERMISSION** for the application subject to 14 conditions requiring prior approval of external materials, methods of dust suppression, Construction Traffic Management Scheme, approval of cycle parking scheme and car parking facilities. All glazing in the north west elevation shall be non-opening.

Telscombe Planning & Highways Committee **SUPPORT** the application requesting conditions for prior approval of ground levels, external materials and landscaping. A construction management plan detailing location of construction parking and transit of materials to be after 9.30am to help prevent congestion on the A259.

LW/17/0408
74 Rodmell Avenue,
E. Saltean E. Sussex
BN2

Planning Application for demolition of conservatory and erection of a single storey rear extension and front extension widening of driveway.

Lewes DC **GRANTS PERMISSION** for the application with no conditions. Telscombe's Planning & Highways Committee **SUPPORT** the proposal subject to a condition requiring a construction management plan to include details of construction parking and transit of materials to be undertaken after 9.30am to help prevent congestion on the A259. The Committee also noted that Rodmell Avenue is a bus route and possible a classified road, if this was the case then the applicant would need further consents to widening his crossover.

LW/17/0443
86 Wicklands Avenue
E. Saltdean BN2

Planning application for the demolition of conservatory and reinstatement of terrace including fitting of new edge protection to terrace and first floor existing balcony.

Lewes DC **GRANTS PERMISSION** for the application with no conditions. Telscombe Planning & Highways Committee **SUPPORTED** the proposal with no conditions.

7. To note neighbourhood plan report.
8. To note Action Log
9. Urgent matters at the discretion of the Chairman for noting.

The Council, members of the public and press may record/film/photograph or broadcast this meeting when the public and press are not lawfully excluded. Any member of the public who attends a meeting and objects to being filmed should advise the Clerk (in advance) who will instruct that they are not included in the filming.

Next meeting of the Committee – Monday 14th August 2017 at 7.30pm