



Seaford Town Council

Planning and Highways Committee

Minutes of the meeting of the **Planning and Highways Committee** held at the **Council Chambers, 37 Church Street, Seaford** on **Thursday 14th March 2019** commencing at **7.00 p.m.**

Present:

Councillors L Wallraven (Chairman), D Argent, J Elton, L Freeman, N Freeman, R Honeyman (Vice-Chairman), A Latham, J Lord and P Lower

Geoff Johnson - Planning Officer

4 members of the public present

P 97/03/18 Apologies for Absence

None

P 98/03/18 Disclosure of Interests

Councillor Wallraven declared a general non-pecuniary interest as a member of Lewes District Council's Planning Applications Committee and did not speak or vote on any item

P 99/03/18 Public Participation

A local resident complained about the continuing problem of the construction site at Talland Parade and the noise from the scaffolding planks during the recent high winds.

The Planning Officer explained that the matter was the subject of a report at agenda Item 6 and the resident's complaint could be discussed when that report was considered

P 100/03/18 Planning Applications

Planning Application week commencing 10th February 2019

Seaford
LW/19/0117

29B Sutton Park Road
Planning Application – Change of Use from C3(Residential) to B1 (Office)

It was **RESOLVED** to **OBJECT** to the application on the grounds that the introduction of a commercial non-residential use in this particular location, albeit close to the Town Centre, would be seriously detrimental to its special residential character. Also, it was not accepted that there was no other suitable alternative B1 accommodation in the Town Centre

Planning Applications Week commencing 17th February 2019

Seaford
LW/19/0110

24 Bowden Rise

Planning Application – Two storey side and rear extension and new pitched Roof to front of property

It was **RESOLVED** to **SUPPORT** the application

Seaford
LW/19/0035

3 Sherwood Road

Planning Application – Proposed conversion of house to three flats

The owner of the property explained to the Committee that the property had been run down and dilapidated when he had purchased it and that he had carried out extensive renovation and drainage works to bring it back into beneficial use

The Planning Officer explained to the Committee that there had been objections from local residents that the development to three flats had already been carried out and that it would create traffic and noise problems in the area. Also it was reported that the certification of ownership on the application form appeared to be inaccurate and that there were allegations that a flint wall on the boundary of the property with 10 Blatchington Hill had been demolished without the necessary consent having been given. Lewes D.C would be investigating these issues. The Committee were advised to consider the planning issues relating to the use of the property as three flats

It was **RESOLVED** to **SUPPORT** the application. It was considered that, taking into account the off-street parking provided and the general character of the area, any adverse impact from the increased activity, traffic, noise etc would not be sufficient to justify a refusal. It was also considered that the conversion works had restored a beneficial use to a property that had previously been neglected and run down

P/101/03/18 Right to Bid for Community Assets

The Committee considered report 179/18 on this matter. It had been resolved at the Full Council meeting on 24th January 2019 to delegate the review and update of the list of possible Community Assets to this Committee. The report outlined the main details of the scheme which had been introduced by the Localism Act 2011.

The Committee reviewed the existing list of potential assets set out in the report giving each building a high, medium or low priority. Sites which would receive adequate protection under the Neighbourhood Plan were removed from the list while others were added

It was **RESOLVED** :-

1. That an application to register the Old School Surgery, Church Street as a Community Asset under the Localism Act 2011 be prepared and submitted to Lewes D.C

2. That the list of possible Community Assets be updated as follows with high, medium or low priority applied to the building depending on its importance to the Community and the risk of it being lost to Community use

High Priority

Barn Theatre
Little Theatre
All Public Houses in Seaford
Seaford Head Swimming Pool
The Clinton Centre
The Union Club
The Royal British Legion Club
Bishopstone Parish Hall
The Youth Centre, Mercread Road
The Womens Institute Hall

Medium Priority

The Constitutional Club

Low Priority

Seaford Day Centre (Horder Healthcare)
Cradle Hill Industrial Units
Portacabins at The Peveralls

3. That the list be reviewed in 12 months' time to take account of any further changes and of the progress on the Neighbourhood Plan

P/102/03/18 Lewes District Local Plan Part 2

The Planning Officer informed the Committee that the Inspector appointed to examine the Local Plan would be hearing evidence and objections to Policy E1 (Land at East Quay, Newhaven Port) on Friday 12th April 2019. The hearing would take place at the Council Chamber, County Hall, Lewes commencing at 10.00 a.m. Councillor Penny Lower would be attending the hearing on behalf of the Town Council

It was **RESOLVED** that the update be **NOTED**.

P/103/03/18 Talland Parade

A local resident expressed her continuing concerns over the nuisance and obstruction caused by the scaffolding at the site

The Planning Officer reported that the Committee's concerns over the fact that no work had been carried out on the site since the Christmas and

New Year break had been relayed to Lewes D.C but no response had been received.

Further concerns about the licence and insurance for the scaffolding would be investigated

It was **RESOLVED** that the update be **NOTED**

P/104/03/18 Update Report

Members considered report 180/18 on decisions taken by Lewes D.C on applications previously considered by the Committee

The Planning Officer informed the Committee that following representations from a local resident and the Town Council objecting to the retention of the trellis at the entrance to 6 Church Street a further application would be requested from Age Concern

It was **RESOLVED** that the report be **NOTED**

The meeting closed at 8.03 p.m

Councillor L Wallraven
Chairman