





**Brighton & Hove
City Council**

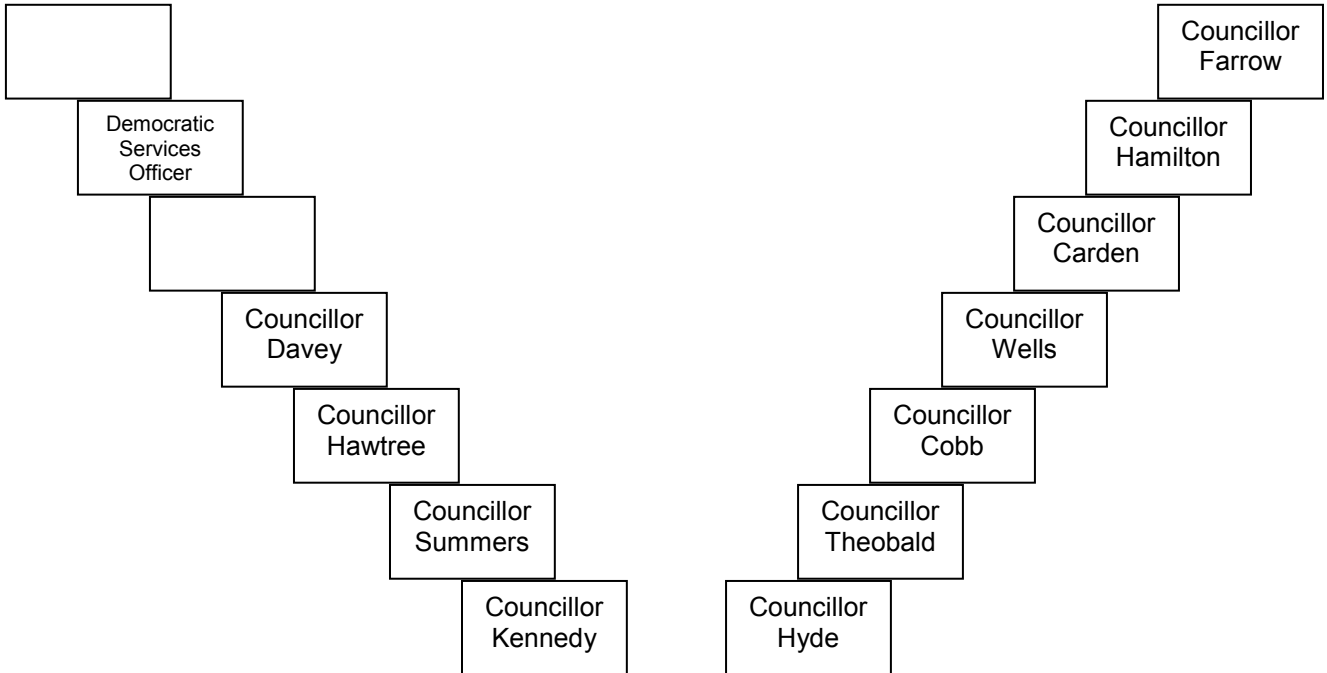
Planning Committee

Title:	Planning Committee
Date:	16 May 2012
Time:	2.00pm
Venue	Council Chamber, Hove Town Hall
Members:	<p>Councillors: MacCafferty (Chair), Hyde (Deputy Chair), Carden (Opposition Spokesperson), Cobb, Davey, Farrow, Hamilton, Hawtree, Kennedy, Summers, C Theobald and Wells</p> <p>Co-opted Members: Mr Graham Towers (Conservation Advisory Group) and Mr Chris Kift (The FED Centre for Independent Living)</p>
Contact:	<p>Ross Keatley Democratic Services Officer 01273 291064 ross.keatley@brighton-hove.gov.uk</p>

	The Town Hall has facilities for wheelchair users, including lifts and toilets
	An Induction loop operates to enhance sound for anyone wearing a hearing aid or using a transmitter and infra red hearing aids are available for use during the meeting. If you require any further information or assistance, please contact the receptionist on arrival.
	<p>FIRE / EMERGENCY EVACUATION PROCEDURE</p> <p>If the fire alarm sounds continuously, or if you are instructed to do so, you must leave the building by the nearest available exit. You will be directed to the nearest exit by council staff. It is vital that you follow their instructions:</p> <ul style="list-style-type: none"> • You should proceed calmly; do not run and do not use the lifts; • Do not stop to collect personal belongings; • Once you are outside, please do not wait immediately next to the building, but move some distance away and await further instructions; and • Do not re-enter the building until told that it is safe to do so.

Democratic Services: Meeting Layout

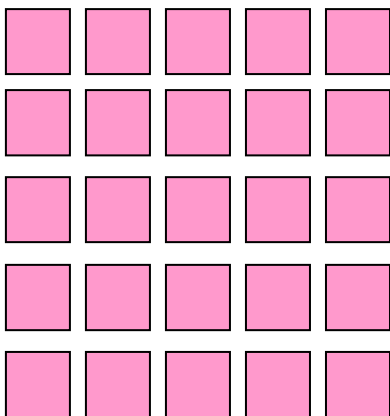
Senior Solicitor Chairman Head of Development Control



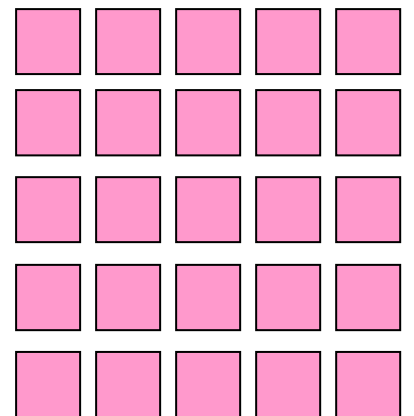
Rep from the FED Chairman of CAG

Press

Officers Officers



Public Seating



Public Seating

AGENDA

187. PROCEDURAL BUSINESS

- (a) Declaration of Substitutes - Where Councillors are unable to attend a meeting, a substitute Member from the same Political Group may attend, speak and vote in their place for that meeting.
- (b) Declarations of Interest or Lobbying - All Members present to declare any personal interests in matters on the agenda, the nature of any interest and whether the Members regard the interest as prejudicial under the terms of the Code of Conduct, and to declare any instances of lobbying they have encountered regarding items on the agenda.
- (c) Exclusion of Press and Public - To consider whether, in view of the nature of the business to be transacted, or the nature of the proceedings, the press and public should be excluded from the meeting when any of the following items are under consideration.

NOTE: Any item appearing in Part 2 of the Agenda states in its heading the category under which the information disclosed in the report is exempt from disclosure and therefore not available to the public.

A list and description of the exempt categories is available for public inspection at Brighton and Hove Town Halls.

188. MINUTES OF THE PREVIOUS MEETING

1 - 16

Minutes of the meeting held on 25 April 2012 (copy attached).

189. CHAIR'S COMMUNICATIONS

190. TO AGREE THOSE APPLICATIONS TO BE THE SUBJECT OF SITE VISITS

191. TO CONSIDER AND DETERMINE PLANNING APPLICATIONS

MAJOR APPLICATIONS

A. BH2011/03765 - 19-27 Carlton Terrace

17 - 36

Demolition of existing buildings and erection of new 3no. storey block of 41 retirement apartments with communal facilities, car parking and landscaping works, erection of new 2no. storey block of 4no. affordable apartments with car parking and landscaping and associated works.

Recommendation – REFUSE

PLANNING COMMITTEE

Ward Affected: *South Portslade*

- B. BH2011/03791 - Land adjoining Unit 5, 274 Old Shoreham Road 37 - 52**
Erection of new single storey non-food retail unit with mezzanine floor.
Recommendation – MINDED TO GRANT

Ward Affected: *Hove Park*

MINOR APPLICATIONS

- C. BH2011/03950 - 3 Kelly Road 53 - 62**
Re-modelling of existing property including roof extensions, raising ridge height, front and side single storey extension, two storey side and rear extension and associated alterations. (Amended drawings).
Recommendation – GRANT

Ward Affected: *Hove Park*

- D. BH2012/00531 - 130 Old Shoreham Road 63 - 72**
Display of 3no internally illuminated fascia signs.
Recommendation – SPLIT DECISION

Ward Affected: *Hove Park*

- E. BH2012/00587 - 20 Rutland Gardens 73 - 82**
Change of use from residential house (C3) to child care facilities (D1) with self contained living accommodation to second floor.
Recommendation – REFUSE

Ward Affected: *Westbourne*

- F. BH2012/00248 - Glebe Villas Playing Fields, Chelston Avenue 83 - 96**
Removal of existing pavilion and erection of new single storey outbuilding incorporating teaching and changing facilities.
Recommendation – GRANT

Ward Affected: *Wish*

- G. BH2012/00229 - Wolseley Buld Centre, 19 Bristol Gardens 97 - 116**
Demolition of existing building and erection of 9no residential dwelling houses with associated parking and landscaping.
Recommendation – MINDED TO GRANT

Ward Affected: *East Brighton*

PLANNING COMMITTEE

H. BH2012/00712 - 9 Ridgeside Avenue 117 - 128

Demolition of existing garage and erection of a granny annexe ancillary to the main dwelling house.

Recommendation – REFUSE

Ward Affected: Patcham

I. BH2011/03487 - 247-249 & Land Adjacent to 251 Ditchling Road 129 - 150

Erection of 2no residential dwellings to replace 247-249 Ditchling Road, Brighton. Erection of two storey office building (B1) and single storey retail/financial and professional services building (A1/A2) over existing basement to North.

Recommendation – GRANT

Ward Affected: Preston Park

J. BH2011/03488 - 247-249 & Land Adjacent to 251 Ditchling Road 151 - 156

Demolition of two storey building at 247-249 Ditchling Road, Brighton.

Recommendation – GRANT

Ward Affected: Preston Park

K. BH2012/00801 - 128 Beaconsfield Villas 157 - 164

Replacement of raised timber decking to rear. (Retrospective)

Recommendation – REFUSE

Ward Affected: Preston Park

L. BH2012/00471 - 6 Challoners Close 165 - 172

Alterations to existing ground floor and extension at first floor level to form a two storey four bedroom house and installation of rooflights to front and rear and to low level roof side elevations. (Part retrospective)

Recommendation – GRANT

Ward Affected: Rottingdean Coastal

192. TO CONSIDER ANY FURTHER APPLICATIONS IT HAS BEEN DECIDED SHOULD BE THE SUBJECT OF SITE VISITS FOLLOWING CONSIDERATION AND DISCUSSION OF PLANNING APPLICATIONS

INFORMATION ITEMS

193. APPEAL DECISIONS 173 - 186

(copy attached).

PLANNING COMMITTEE

194. LIST OF NEW APPEALS LODGED WITH THE PLANNING INSPECTORATE **187 - 190**

(copy attached).

195. INFORMATION ON INFORMAL HEARINGS/PUBLIC INQUIRIES **191 - 192**

(copy attached).

196. INFORMATION ON PRE APPLICATION PRESENTATIONS AND REQUESTS

(there was none).

197. LIST OF APPLICATIONS DETERMINED UNDER DELEGATED POWERS OR IN IMPLEMENTATION OF A PREVIOUS COMMITTEE DECISION (INC. TREES MATTERS) **193 - 302**

(copy attached)

Members are asked to note that plans for any planning application listed on the agenda are now available on the website at:

<http://www.brighton-hove.gov.uk/index.cfm?request=c1199915>

The City Council actively welcomes members of the public and the press to attend its meetings and holds as many of its meetings as possible in public. Provision is also made on the agendas for public questions to committees and details of how questions can be raised can be found on the website and/or on agendas for the meetings.

The closing date for receipt of public questions and deputations for the next meeting is 12 noon on the fifth working day before the meeting.

Agendas and minutes are published on the council's website www.brighton-hove.gov.uk. Agendas are available to view five working days prior to the meeting date.

Meeting papers can be provided, on request, in large print, in Braille, on audio tape or on disc, or translated into any other language as requested.

WEBCASTING NOTICE

This meeting may be filmed for live or subsequent broadcast via the Council's website. At the start of the meeting the Chairman will confirm if all or part of the meeting is being filmed.

You should be aware that the Council is a Data Controller under the Data Protection Act 1988. Data collected during this web cast will be retained in accordance with the Council's published policy (Guidance for Employees' on the BHCC website).

Therefore by entering the meeting room and using the seats around the meeting tables you are deemed to be consenting to being filmed and to the possible use of those images and sound recordings for the purpose of web casting and/or Member training. If members of the public do not wish to have their image captured they should sit in the public gallery area.

PLANNING COMMITTEE

If you have any queries regarding this, please contact the Head of Democratic Services or the designated Democratic Services Officer listed on the agenda.

For further details and general enquiries about this meeting contact Ross Keatley, (01273 291064, email ross.keatley@brighton-hove.gov.uk) or email democratic.services@brighton-hove.gov.uk.

Date of Publication - Tuesday, 8 May 2012