





**Brighton & Hove
City Council**

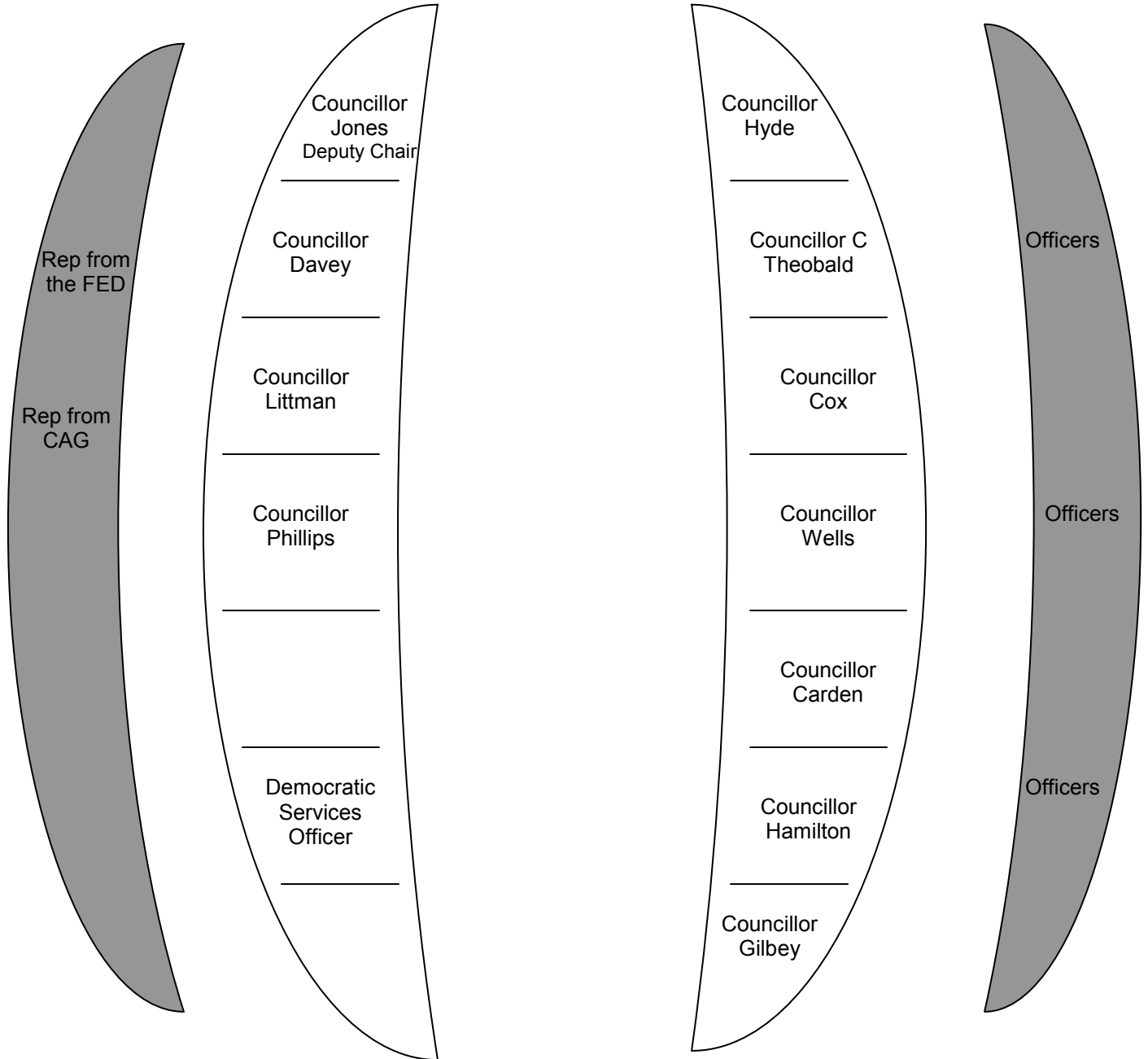
Planning Committee

Title:	Planning Committee
Date:	22 April 2015
Time:	2.00pm
Venue	Ronuk Hall, Portslade Town Hall
Members:	<p>Councillors: Mac Cafferty (Chair), Jones (Deputy Chair), Hyde (Opposition Spokesperson), Carden (Opposition Spokesperson), Cox, Davey, Gilbey, Hamilton, Littman, Phillips, C Theobald and Wells</p> <p>Co-opted Members: Jim Gowans (Conservation Advisory Group)</p>
Contact:	<p>Penny Jennings Democratic Services Officer 01273 29-1064/5 planning.committee@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.

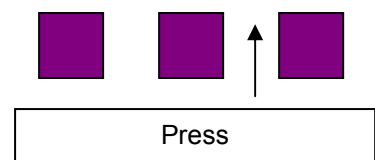
Democratic Services: Planning Committee

Senior Solicitor	Councillor Mac Cafferty Chair	Head of Development Control	Presenting Officer
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Public Speaker	Public Speaker
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Public Seating



AGENDA

172 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

- (a) Disclosable pecuniary interests;
- (b) Any other interests required to be registered under the local code;
- (c) Any other general interest as a result of which a decision on the matter might reasonably be regarded as affecting you or a partner more than a majority of other people or businesses in the ward/s affected by the decision.

In each case, you need to declare

- (i) the item on the agenda the interest relates to;
- (ii) the nature of the interest; and
- (iii) whether it is a disclosable pecuniary interest or some other interest.

If unsure, Members should seek advice from the committee lawyer or administrator preferably before the meeting.

(d) All Members present 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.

(d) Use of mobile phones and tablets: Would Members please ensure that their mobile phones are switched off. Where Members are using tablets to access agenda papers electronically please ensure that these are switched to 'aeroplane mode'.

PLANNING COMMITTEE

173 MINUTES OF THE PREVIOUS MEETING

1 - 14

Minutes of the meeting held on 1 April 2015 (copy attached).

174 CHAIR'S COMMUNICATIONS

175 PUBLIC QUESTIONS

Written Questions: to receive any questions submitted by the due date of 12 noon on 14 April 2015.

176 TO AGREE THOSE APPLICATIONS TO BE THE SUBJECT OF SITE VISITS

177 TO CONSIDER AND DETERMINE PLANNING APPLICATIONS

Please note that the published order of the agenda may be changed; major applications will always be heard first; however, the order of the minor applications may be amended to allow those applications with registered speakers to be heard first.

MAJOR APPLICATIONS

A BH2015/00320, Land South Side of Victoria Road, Portslade- Full Planning

15 - 40

Construction of part two part three storeys at showroom building set over two levels including provision of offices and car servicing facilities, car parking spaces and associated works.

RECOMMENDATION – GRANT

Ward Affected: South Portslade

MINOR APPLICATIONS

B BH2015/00575, 13, 14, 15, 16-17, 18, 19, 20 20-24, 21, 22 and Pugets Cottage North Street, Brighton - Full Planning

41 - 68

Demolition of building at 15 North Street and store to west of Puget's Cottage and creation of a new link lane, 'Puget's Lane', linking North Street to the previously consented 'Hannington's Lane'. Erection of new building at 15 North Street to provide 1no ground floor retail unit (A1) and 1no residential unit (C3) over including over part of 14 North Street. Alterations to rear of 16-17 North Street to provide 2no additional ground floor retail units (A1) and 3no residential units (C3) above accessed from the new lane. Restoration of Puget's Cottage, extension to existing historic paving through new lane, alterations to shop fronts along North Street elevation and other associated works.

RECOMMENDATION – REFUSE

Ward Affected: Regency

PLANNING COMMITTEE

- C BH2015/00576,15 and Pugets Cottage North Street, Brighton- Listed Building Consent 69 - 94**
Demolition of building at 15 North Street, exterior restoration of Puget's Cottage and retention and extension of existing historic paving.
RECOMMENDATION – REFUSE
Ward Affected: Regency
- D BH2015/01175, Saltdean Primary School, Chiltington Way, Saltdean, Brighton - Non Material Amendment 95 - 102**
Non material amendment to BH2014/03933 to change the design of the elevations of the two storey main extension.
RECOMMENDATION – GRANT
Ward Affected: Rottingdean Coastal
- E BH2015/01141, Saltdean Primary School, Chiltington Way, Saltdean, Brighton - Approval of Details Reserved by Condition 103 - 108**
Approval of details required by condition 10 of permission BH2014/03933.
RECOMMENDATION – GRANT
Ward Affected: Rottingdean Coastal
- F BH2014/03755, Land rear of Regency Court, Withdean Rise, Brighton - Full Planning 109 - 120**
Erection of 9no single garages.
RECOMMENDATION – GRANT
Ward Affected: Withdean

178 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

- 179 INFORMATION ON PRE APPLICATION PRESENTATIONS AND REQUESTS 121 - 122**
(copy attached).
- 180 LIST OF APPLICATIONS DETERMINED UNDER DELEGATED POWERS OR IN IMPLEMENTATION OF A PREVIOUS COMMITTEE DECISION (INC. TREES MATTERS) 123 - 270**
(copy attached)

PLANNING COMMITTEE

181 LIST OF NEW APPEALS LODGED WITH THE PLANNING INSPECTORATE **271 - 272**

(copy attached).

182 INFORMATION ON INFORMAL HEARINGS/PUBLIC INQUIRIES **273 - 274**

(copy attached).

183 APPEAL DECISIONS **275 - 316**

(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.

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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.

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 Penny Jennings, (01273 29-1064/5, email planning.committee@brighton-hove.gov.uk) or email

PLANNING COMMITTEE

democratic.services@brighton-hove.gov.uk.

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