

**Draft JAAP 2014 – Consultation Responses Relating to the Character Areas in Brighton and Hove**

Issue raised	Representation no(s)	Relevant section(s) of JAAP (2014)	Response and amendment (where applicable) in JAAP (2016)
<b>Aldrington Basin</b>			
Clarify leisure uses propose at Aldrington Basin	138 (Kingsway and West Hove Residents Association), 140	2.5	Leisure uses are not promoted in this location. Policy SH11 allocates sites on the waterfront for employment uses.
New development must be compatible with employment and port uses	138 (Kingsway and West Hove Residents Association), 140	2.5	Policy SH11 describes the proposed arrangement of mixed use buildings. Policy SH4.1 addresses the co-location of employment uses and residential development.
Building heights on Kingsway	121 (Western Esplanade Management Company), 138 (Kingsway and West Hove Residents Association), 140	2.5	Policy SH11 addresses the appropriate building heights for this location. It is not considered appropriate to include a specific measurement rather than refer to storey heights.
Parking at Aldrington Basin	138 (Kingsway and West Hove Residents Association), 140	2.5	Policy SH5.1 addresses parking provision. It is not necessary to replicate in this section. This will be addressed in detail at the planning application stage.
Sunlight and daylight impacts of development	121 (Western Esplanade Management Company), 138 (Kingsway and West Hove Residents Association), 140	2.5	Policy SH11 addresses the impact on other sites. This will be addressed in detail at the planning application stage.
Improve connection to Hove Lagoon	4	2.5	This is addressed in the Transport Strategy
Portzed	9, 121 (Western Esplanade Management Company), 138 (Kingsway and West Hove Residents Association), 9		Comments relate to an extant permission for a development.
Traffic on Wharf Road	121 (Western Esplanade Management Company)	2.5	This is addressed in the Transport Strategy. Policy SH11.4 includes improvements to Wharf Road junctions. The proposed improvements to port access are likely to reduce traffic on Wharf Road.

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Air quality on Kingsway	170 (Bricycles)	2.5	This is addressed in the Transport Strategy. Policy SH11.4 includes improvements to junctions. The proposed improvements to port access are likely to reduce traffic on Kingsway.
Environmental improvements to Aldrington Basin area	158 (Brighton Society)	2.5	Policy SH11 addresses these issues.
Employment uses at Aldrington Basin	163 (Hopegar Properties Ltd)	2.5	Policy SH11 now refers to B1, B2 and B8 use classes.
Concern regarding viewing areas/mooring opportunities	163 (Hopegar Properties Ltd)	2.5	Viewing areas and mooring opportunities are for indicative purposes only.
<b>South Portslade</b>			
Object to residential development in close proximity to CEMEX site	173 (CEMEX)	2.6	Policy SH12 no longer allocates sites for residential opposite CEMEX site
Object to residential development in close proximity to Teco site, or allow mix of uses	180 (Lewis & Co on behalf of Teco Building Products)	2.6	Policy SH12 no longer allocates sites for residential development on Wellington Road. The rear of sites may be suitable for residential development as a mixed use redevelopment.
Include reference to green space and green connections	160 (Sussex Wildlife Trust)	2.6	Policy SH12.3 addresses green infrastructure and open space. This includes the proposed green infrastructure network, new green spaces and improvements to existing open spaces.
<b>Beaches</b>			
Support improvements to beach and café area	4	2.7	Noted
Improve/create habitats on Portslade and Southwick beaches	160 (Sussex Wildlife Trust)	2.7	Policy SH13 now includes a clause relating to habitat creation and compensatory habitat. Additional background text has been added regarding the creation of a vegetated shingle corridor.