Hanover Crescent Enclosure

BH2025/00363

4th June 2025

Brighton & Hove City Council

Application Description

- Installation of electric vehicle chargers for use by residents including new power hook-up and kiosk.

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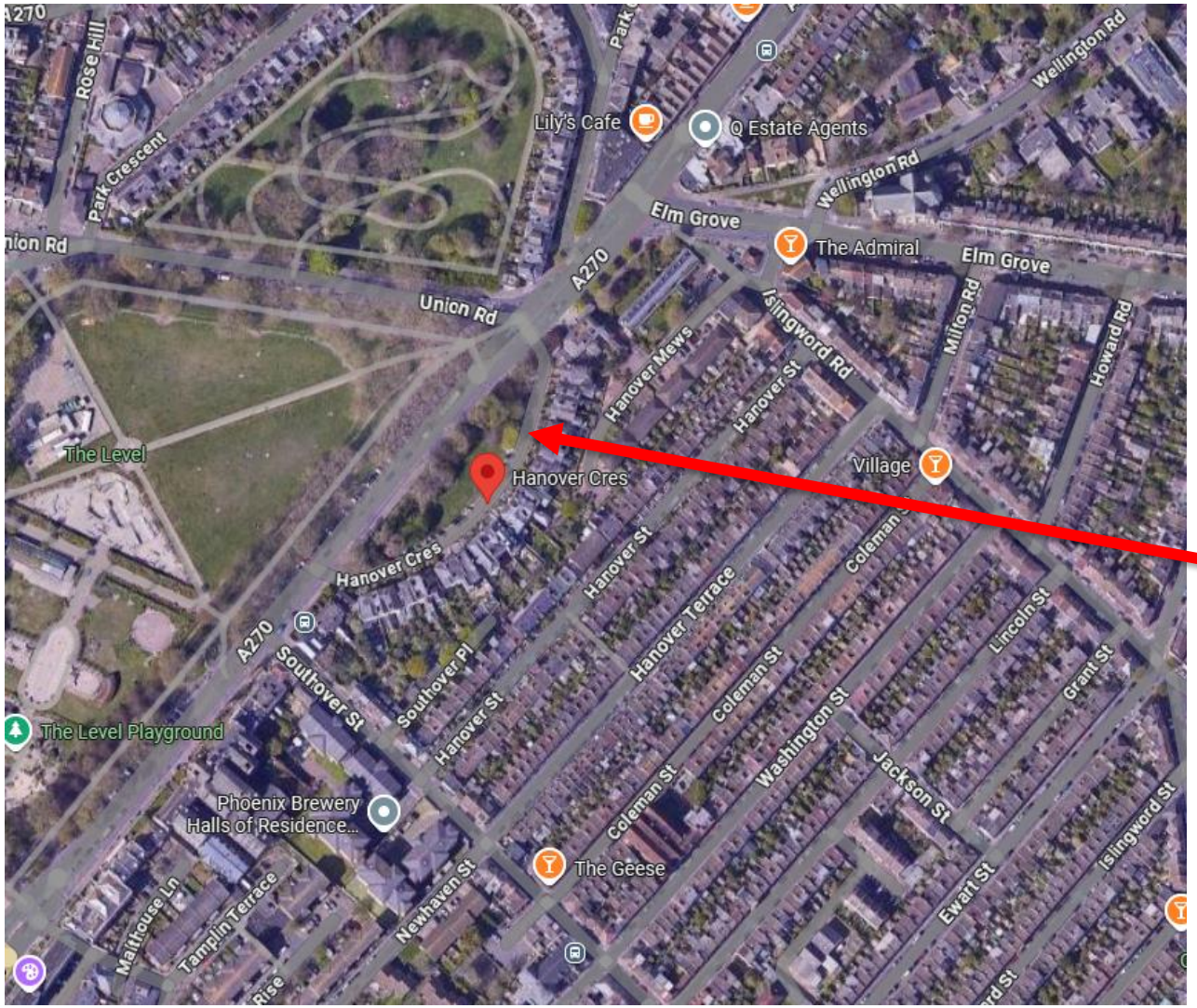
Map of Application Site



Site

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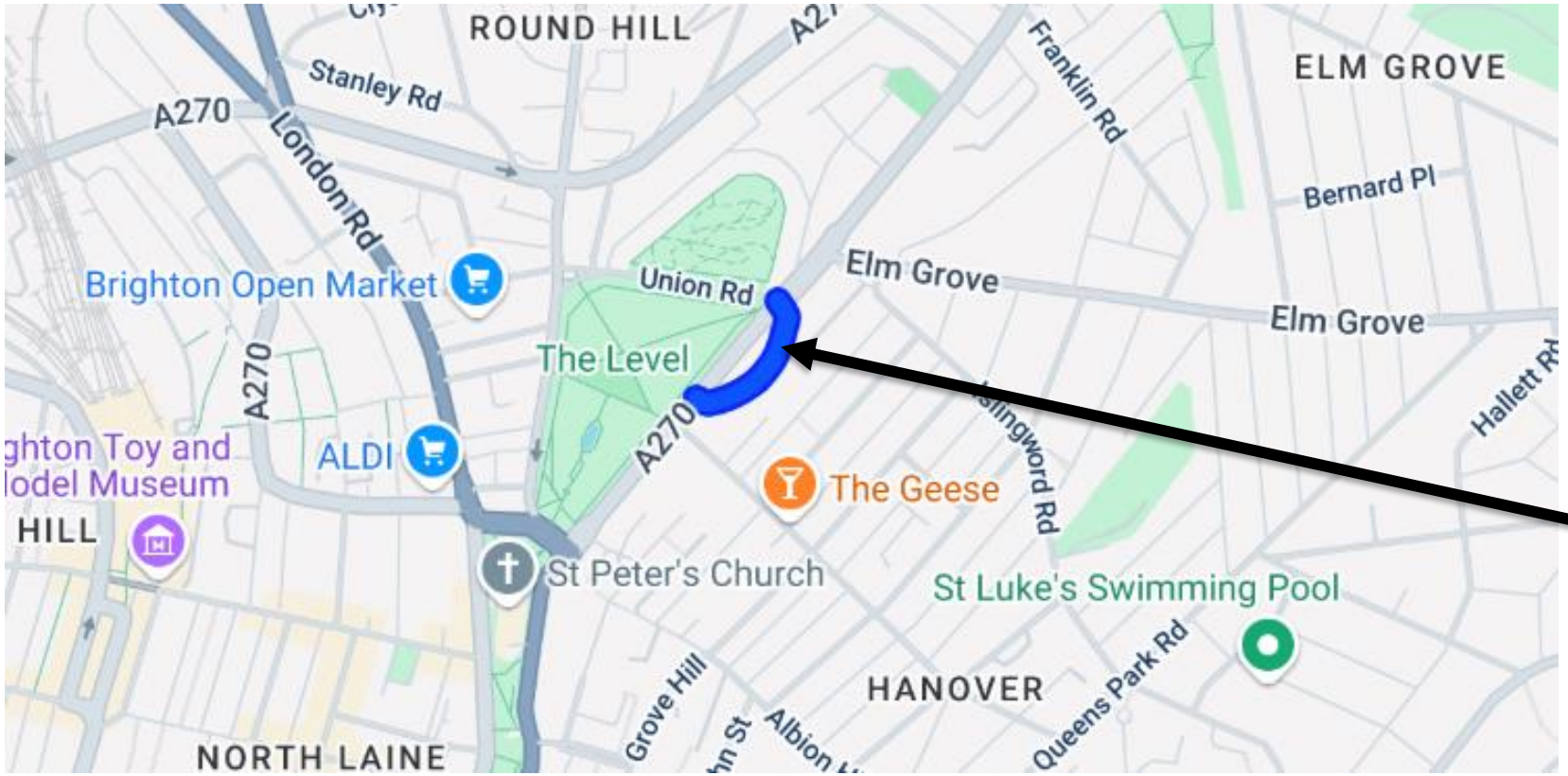
Map of Application Site



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Aerial Photo of Site

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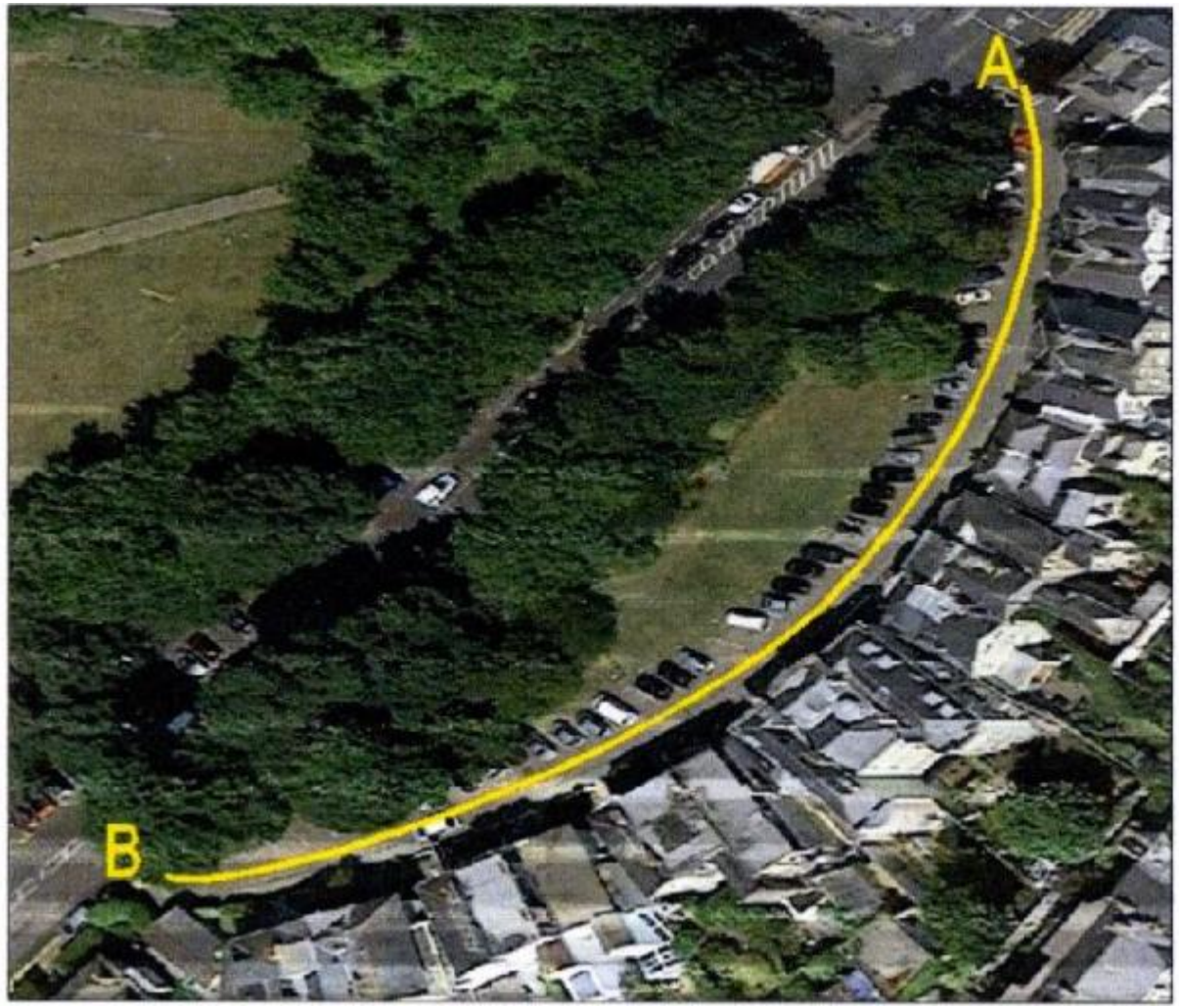
Aerial Photo of Site



Hanover crescent indicated in yellow

A: North entrance

B: South entrance

Not to scale

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Photo of Entrance to Site

North entrance from Lewes Road

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Photo of EV Charger Stand Location

View from terrace towards parking bays and gardens

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Photo of EV Charger Stand Location

View from gardens towards parking bays and terrace

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Location Plan

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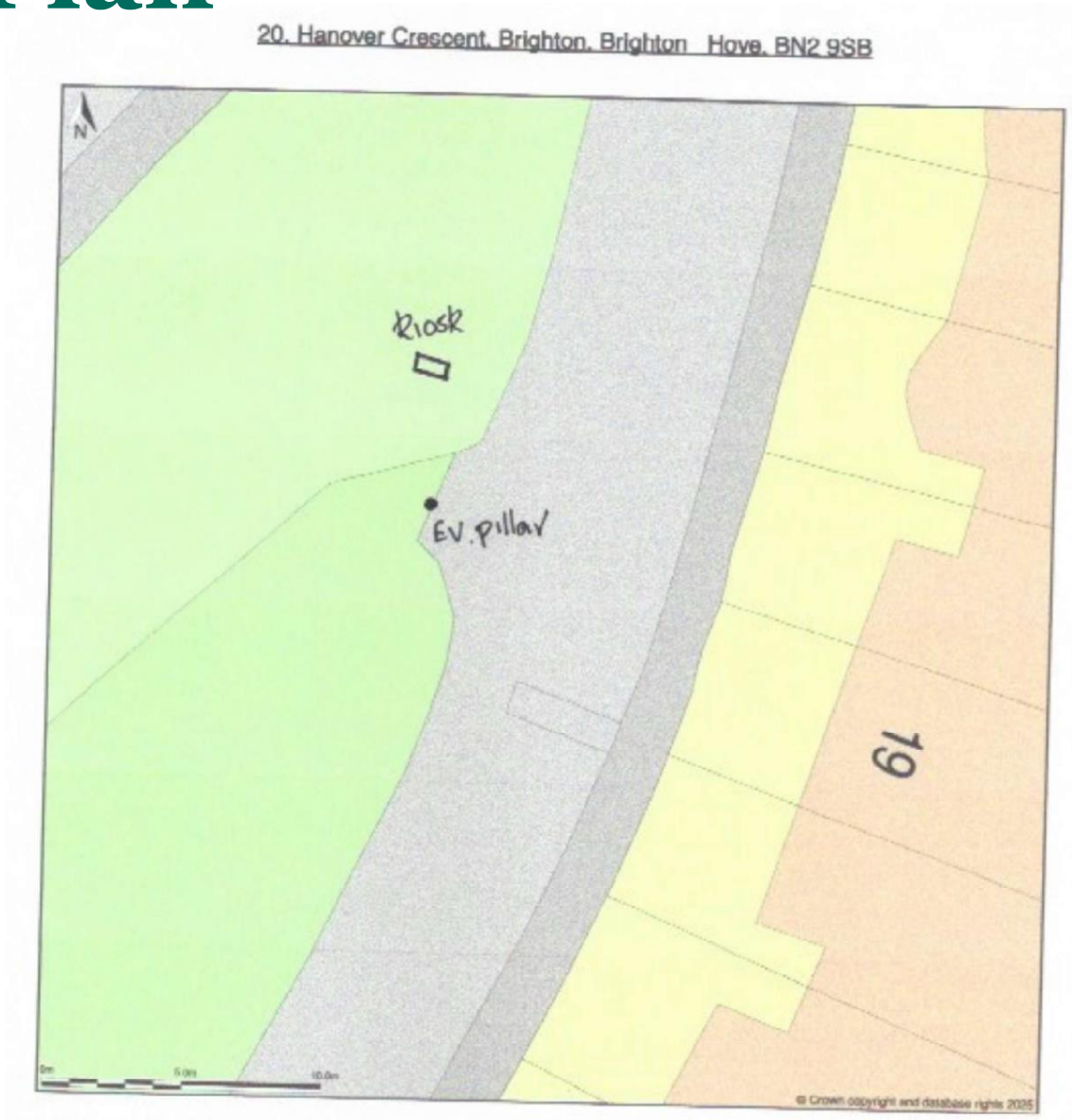
Block Plan


20, Hanover Crescent, Brighton, Brighton Hove, BN2 9SB
N
Kiosk
EV. Pillar
19

Block Plan with TPO Trees

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Tree Location Plan

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EV Charger Stand Example (1 metre high)

Dual Charging Stand

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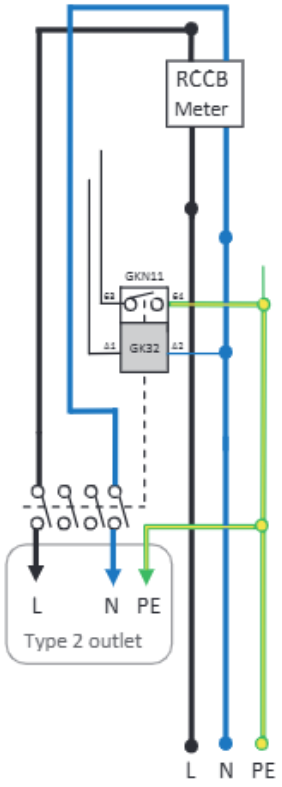
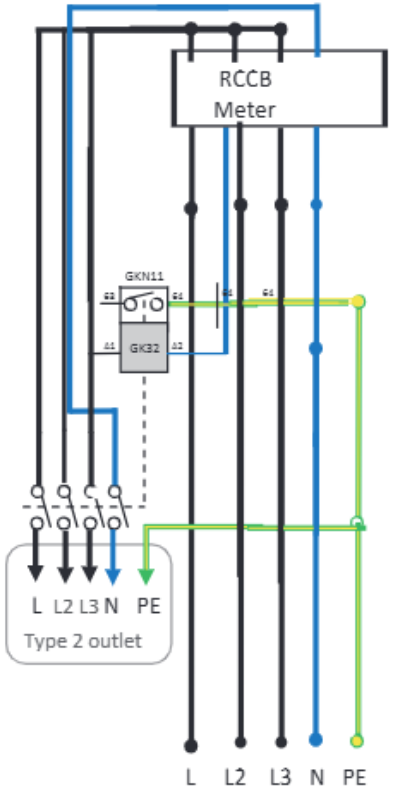
EV Charger Details

ENTITY Chargers

Type: EPCSO00332SIGI

Charging Mode	Mode 3
Socket or Tethered Lead	Socket (type 11)
AC Output Current (A)	6,10,16,20,25,32
Power outlet [kW]	3.7KW,7.4KW, 11KW, 22KW
Rated voltage [V AC]	230 / 400
Frequency [Hz]	50
Temperature range [C]	-25...+40
Degree of protection (IP)	54
Weight(KG)	4.2
Location	Wall or Stand
DC Monitoring	Standard
Load management	Standard with ext. sensor
Meter	Standard
Auto Phase rotation	Standard
Communication	4G, Dual LAN, Mesh WiFi
RFID	Standard
Protocol	OCPP1.5 / 1.6 (Ethernet)
Certification	EN 61851-1, IEC 61439-7 ISO 15118





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Typical Kiosk Details

GRP Enclosure Model: NX85

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Typical Kiosk Details

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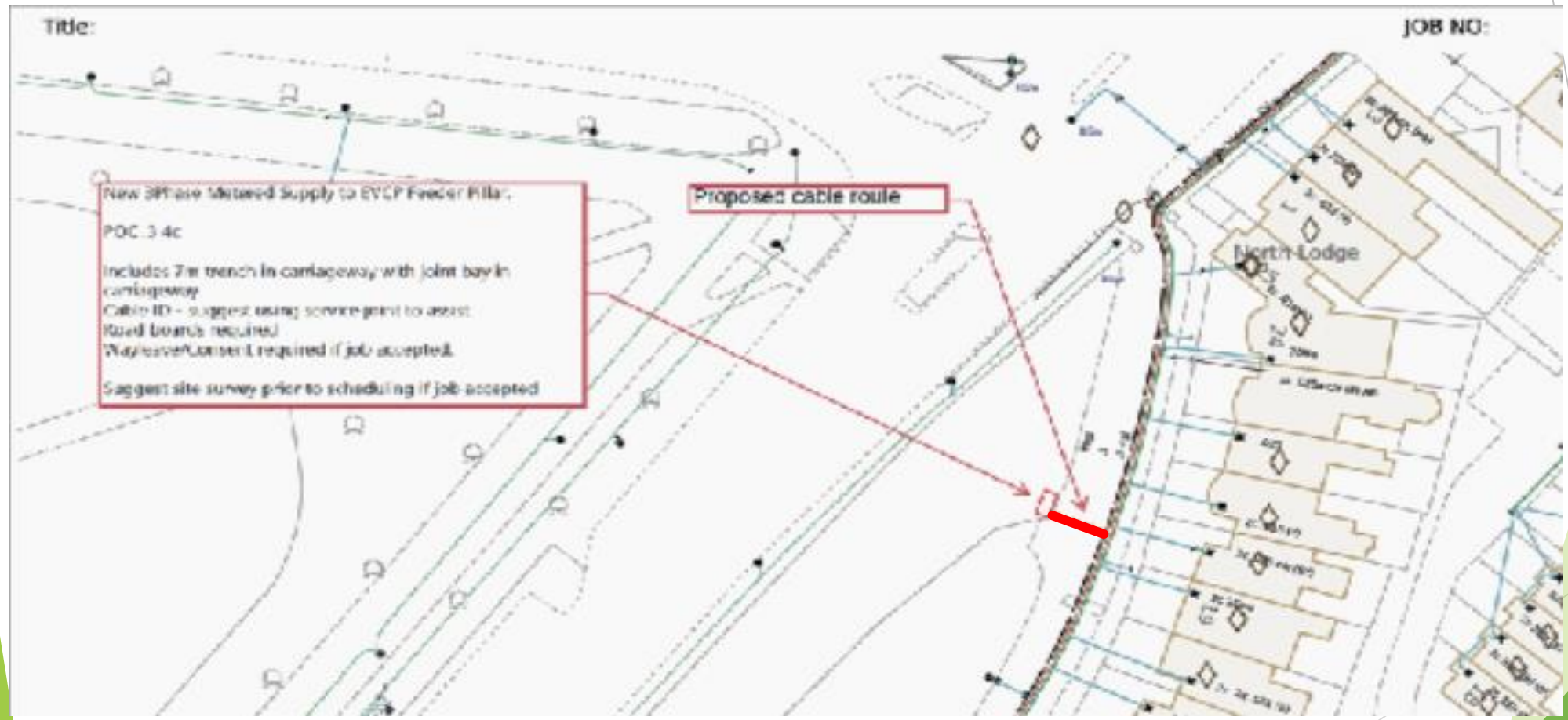
Proposed Site Plan with Cable Route



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Representations

- **Eight (8)** letters have been received **supporting** for the following reasons:
- Sustainability/environmental benefits
- Better alternative to in-house charging cables
- Encourages the use of electric vehicles
- In keeping with Listed Building
- Improvement in air quality by reduction in traffic pollution
- Lack of available chargers in area
- Limited visual impact on gardens and listed buildings
- Cost effectiveness
- In line with national and local government policy

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Representations

- **Six (6)** letters have been received **objecting** for the following reasons:
- Adverse effect on listed building/conservation area
- Additional traffic/parking issues
- EV parking bays would no longer be accessible to residents with non-electric vehicles
- Poor design and overdevelopment
- Residential Amenity
- Safety concerns
- Unlawful development: East Sussex Act 1981 and Brighton & Hove (Hanover Crescent) Act 1985; building on council land needs lease/licence or legal authority
- Unfairly spending communal funds

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Key Considerations

- Impact on heritage setting - listed buildings and conservation area
- Sustainability
- Impact on highway
- Residential Amenity
- Impact on TPO trees and landscaping

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Conclusion and Planning Balance

- The proposed electric vehicle charging facilities would improve the sustainability of the site, accords with Policy CP8 of the Brighton & Hove City Plan Part One.
- No harm to neighbouring amenity is identified, set away from buildings.
- Modest scale of proposal would cause less than substantial harm to setting of Conservation Area/Listed Buildings and is outweighed by benefits of the scheme
- No objection from Heritage Team
- No loss of parking spaces
- Trees would be protected during construction/new landscaping proposed
- Legal issues raised by residents not planning considerations
- Recommendation: **APPROVE** subject to conditions

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