

Dear Jason

Thank you for updating me on the progress on the 106 agreement as I had requested.

As a member for the North Portslade ward, I would like to add the following comments for the Planning Committee to consider with regard to the securing of the Section 106 agreement with the Full Planning application No.BH2011/02824 for PACA in North Portslade ward.

PACA, as was the former PCC, is an integral part of the Portslade community and used extensively by many local residents who attend adult education classes, children's activities or who use a wide range of facilities at The Sports Centre and The Mile Oak Library on this site. I note there is nothing in the papers as yet that relates to the relocating of The Mile Oak Library in the interim period from the demolition prior to the completion of the new build. There is a need for disabled access but could reassurances also be given to local people as to the proximity of parking for the disabled.

In the current economic climate, I welcome the employment strategy which will bring much needed employment to local people in the area on a project that will not only accommodate 1200 students but also include the local community.

The building will encompass many communal and quiet areas in which displays of public art are beneficial to wellbeing and I welcome this contribution.

There is an excellent bus service serving the area into and from the city but there is no link by public transport for residents to the Downs Park estate in Portslade, east of the site or to Foredown Tower and The South Downs National Park.

There are already concerns that only one of the bus stops within the vicinity of Chalky Road has a bus shelter and seating plus real time information.

Therefore I would support improvements such as these.

I appreciate that it is important to make best use of any contributions. However, **Mile Oak/ North Portslade is a very hilly area and given the terrain there is very minimal use or ownership of bicycles.**

Although Chalky Road is a main bus route and a busy through road, it is a narrow road and buses only run in one direction rather than passing each other. It is further restricted with chicanes and protruding kerbs at one bus stop. In the half mile of Chalky Road itself there are 8 road junctions, 4 entrances/exits to PACA, a Health Centre, a Community Centre, a warden assisted sheltered accommodation block and a recycling centre, all of which have crossovers to the road which would make any cycle route problematical.

There is one zebra crossing further down the road to the west of PACA but no crossing to the school itself from the bus stops or the childrens' play area. There was a child fatality in 2008 and despite the introduction of a 20mph zone, there was another similar accident with a student hurt this week in January 2012. I would hope that improvement could be made to make it safer to cross when the new pedestrian student entrance/exit in the plans is opened.

Foredown Tower has recently been renovated with a grant from the South Downs National Park and opened by PACA for Adult Education and community use as a CIC (Community Interest Company). Vehicular access is difficult due to the state of disrepair and deterioration of Foredown Road. There is also no public transport to the Tower and it will be inaccessible in winter months and courses are not planned, so limiting its use.

Improvements to this road for pedestrians, cyclists and other vehicles would be a positive benefit to the community.

I would ask the Planning Committee to take all this into consideration when considering the application and finalising the agreement.



LATE LIST – 11 JANUARY 2012
COUNCILLOR REPRESENTATION

Councillor Penny Gilbey

Penny Gilbey

Labour & Cooperative Councillor North Portslade Ward

Deputy Chair Labour & Cooperative Group

Member of Licensing & Licensing (2003) Committee

Member of Environment & Community Safety Overview & Scrutiny Committee

Member of Adult Social Care & Housing Overview & Scrutiny Committee

LEA Governor Mile Oak Primary School

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