



Conservation Area Advisory Group

Members of the public are welcome to attend and listen to the discussion of items in the "open" part of the meeting. Please see notes at end of agenda concerning public rights to speak and ask questions.



The Conservation Area Advisory Group meets in Meeting Room 1 which is located on the ground floor. Entrance is via the main door or access ramp at the front of the Town Hall. Parking bays for blue badge holders are available in front of the Town Hall and in the car park at the rear of the Town Hall.



An induction loop operates to enhance sound for deaf people who use a hearing aid or loop listener.



If you require further information or assistance please contact the Local Democracy team – contact details at end of this agenda.

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MEMBERS: Councillor Shuttleworth (Chairman); Councillor Thompson (Deputy-Chairman); Councillors Belsey and Cooke

Mr Crook (Royal Institute of British Architects), Mr Howell (Eastbourne Society) and Mr Morehen (Royal Institute of Chartered Surveyors)

Agenda

- 1 Minutes of the meeting held on 6 January 2015.** (Pages 1 - 4)
- 2 Apologies for absence.**
- 3 Declarations of Disclosable Pecuniary Interests (DPIs) by members as required under Section 31 of the Localism Act and of other interests as required by the Code of Conduct.**
- 4 Questions by members of the public.**

On matters not already included on the agenda and for which prior written notice has been given (total time allowed 15 minutes).

5 Urgent items of business.

The Chairman to notify the Group of any items of urgent business to be added to the agenda.

6 Right to address the meeting/order of business.

The Chairman to report any requests received to address the Group from a member of the public or from a Councillor in respect of an item listed below and to invite the Group to consider taking such items at the commencement of the meeting.

7 Planning Applications for Consideration (Pages 5 - 6)

Specialist Advisor (Conservation) to report on applications.

8 New Listings

Specialist Advisor (Conservation) to update the Group on newly listed buildings in Eastbourne – **Verbal Report.**

9 Dates of future meetings - All at 6.00 p.m. at the Town Hall

31 March 2015	
2 June 2015	

Inspection of Background Papers – Please see contact details listed in each report.

Councillor Right of Address - Councillors wishing to address the meeting who are not members of the Committee must notify the Chairman in advance.

Public Right of Address – Requests by members of the public to speak on a matter which is listed in this agenda must be **received** in writing by no later than 12 Noon, 2 working days before the meeting e.g. if the meeting is on a Tuesday, received by 12 Noon on the preceding Friday). The request should be made to Local Democracy at the address listed below. The request may be made by letter, fax or e-mail. For further details on the rules about speaking at meetings please contact Local Democracy.

Disclosure of interests - Members should declare their interest in a matter at the beginning of the meeting, and again, at the point at which that agenda item is introduced.

Members must declare the existence and nature of any interest.

In the case of a DPI, if the interest is not registered (nor the subject of a pending notification) details of the nature of the interest must be reported to the meeting by

the member and subsequently notified in writing to the Monitoring Officer within 28 days.

If a member has a DPI or other prejudicial interest he/she must leave the room when the matter is being considered (unless he/she has obtained a dispensation). If a member has a DPI he/she may not make representations first.

Further Information

Councillor contact details, committee membership lists and other related information is also available from Local Democracy.

Local Democracy, 1 Grove Road, Eastbourne, BN21 4TW

Tel: (01323) 415021/5023 Minicom: (01323) 415111, Fax: (01323) 410322

E Mail: localdemocracy@eastbourne.gov.uk

Website at www.eastbourne.gov.uk

For general Council enquiries, please telephone (01323) 410000 or E-mail: enquiries@eastbourne.gov.uk

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Tuesday, 6 January 2015
at 6.00 pm



Conservation Area Advisory Group

PRESENT:-

Councillor Shuttleworth (Chairman) and Councillors Cooke and Thompson

Officers:

Mrs S Leete-Groves, Specialist Advisor (Conservation)
Ms J Sabin, Specialist Advisor (Planning)

ADVISORS:

Mr Crook, Royal Institute of British Architects
Mr Howell, Eastbourne Society

34 Minutes of the meeting held on 18 November 2014.

The minutes of the meeting held on 18 November 2014 were submitted and approved and the Chairman was authorised to sign them as a correct record.

35 Apologies for absence.

An apology for absence was reported from Councillor Belsey.

36 Declarations of Disclosable Pecuniary Interests (DPIs) by members as required under Section 31 of the Localism Act and of other interests as required by the Code of Conduct.

None were declared.

37 Planning Applications - Decisions of the Borough Council.

The decisions of the Planning Committee on applications in Conservation Areas were reported.

NOTED.

38 Planning Applications for Consideration

The Specialist Advisor (Conservation) and Specialist Advisor (Planning) reported on planning applications for consideration in Conservation Areas. The Group's comments were set out in the schedule below.

1) 141506, WISH TOWER SLOPE, ADJACENT TO THE LIFEBOAT MUSEUM, KING EDWARD'S PARADE

Heritage Status: Conservation Area, adjacent to a Building of Local Interest and setting of a Grade II heritage asset

Proposal: Provision of a vintage AA box and two parking spaces.

CAAG Comments: The Group raised no objections to the proposal in principle however suggested that the applicant investigate other locations nearby that was supportable and did not interfere with the view of the iconic Wish Tower. They felt strongly that the grassed area of the Wish Tower slope would not be an acceptable location.

2) 141478, LUSHINGTON LANE MOTORS, 17 LUSHINGTON LANE, EASTBOURNE, BN21 4LJ

Heritage Status: Conservation Area

Proposal: Demolition of existing garages and erection of a three-storey block of four self-contained flats with garaging on the ground floor.

CAAG Comments: The Group raised no objections to the proposal, subject to details over high quality materials used being agreed with the applicant. The Group believed that the proposal would enhance the surrounding area and be an improvement over the existing building.

3) 141212, 51 UPPERTON LANE EASTBOURNE, BN21 2DB

Heritage Status: Conservation Area

Proposal: Provision of a two-storey dwelling.

CAAG Comments: The Group raised strong objections with the design and proposed two-storey dwelling which they felt would be out of character with the surrounding conservation area.

4) 141484, THE MOORINGS, 25 ST JOHNS ROAD, EASTBOURNE

Heritage Status: Conservation Area

Proposal: The removal of 3no telecommunications antennas and their replacement with 3no new antennas, the installation of 2no additional transmission dishes, the installation of an additional radio equipment cabinet and development works ancillary thereto.

CAAG Comments: The Group raised no objections to the proposal however requested if possible that the new 600mm diameter dishes be relocated below the roof line, reducing the visual impact on the building.

5) 141592, MALTHOUSES COTTAGES, WISH HILL, EASTBOURNE, BN20 9HL

Listed Building: Grade II listed

Proposal: Installation of wood burning stove and associated flue.

CAAG Comments: No objections raised.

By virtue of Section 100B(4) of the Local Government Act 1972, the Chairman was of the opinion that the following recently received application, which was not listed on the agenda, should be considered in order that the application might be referred to the Planning Committee at the earliest opportunity.

6) 141441, PRE-APPLICATION ADVICE, TREGENNA MEAD, 20 FAIRFIELD ROAD

Area of High Townscape Value & adjacent to a listed building.

Proposal: Either demolition and rebuild, or extensions to provide a 20 bed care home.

CAAG Comments: The Group raised strong objections to the proposal, in particular the demolition of a building considered a crucial part of an iconic area in Eastbourne. It was suggested that the applicant consider renovating or extending the existing building instead of demolishing it. The Group requested that officers investigate the history of the building and look into whether the building could be locally listed.

NOTED.

39 New Listings

The Specialist Advisor (Conservation) reported that there were no new listings.

NOTED.

40 Dates of future meetings - All at 6.00 p.m. at the Town Hall

The date of the next meeting was confirmed as the 17 February 2015.

The meeting closed at 7.12 pm

**Councillor Shuttleworth
(Chairman)**

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Conservation Area Advisory Group – 17 February 2015

Planning Applications for Consideration

1) 141506, PRE-APPLICATION ADVICE (REVISED PROPOSAL), WISH TOWER SLOPE, ADJACENT TO THE LIFEBOAT MUSEUM, KING EDWARD'S PARADE

Heritage Status: Town Centre & Seafront Conservation Area, adjacent to a Building of Local Interest and setting of a Grade II heritage asset.

Proposal: Provision of a vintage AA box and two parking spaces.

2) 150009, PRE-APPLICATION ADVICE (REVISED PROPOSAL), THE MEADS CLUB, 75 MEADS ROAD

Heritage Status: Meads Conservation Area

Proposal: Extension and alterations to provide four maisonettes.

3) 150047, THE PILOT, 89 MEADS STREET, EASTBOURNE, EAST SUSSEX, BN20 7RW

Heritage Status: Meads Conservation Area

Proposal: Demolition of existing single storey toilet accommodation and external store enclosure, and erection of a single storey extension at the side to provide an enlarged restaurant area and toilet facilities, involving the rearrangement of the existing fire escape staircase to first floor.

4) 150073, 37 GRANGE ROAD, EASTBOURNE, EAST SUSSEX, BN21 4HG

Heritage Status: Area of High Townscape Value

Proposal: Single storey extension to south elevation (facing Silverdale Road), new wall to form a yard and provision of vehicle hard-standing for two cars.

5) 141478, ARNDALE CENTRE, TERMINUS ROAD, EASTBOURNE, BN21 3NW

Heritage Status: Adjacent to Town Centre & Seafront Conservation Area

Proposal: Creation of new shopfronts, partial remodelling of front facade and new east and west entrance features facing Terminus Road creating an additional 51 square metres internal floorspace within the Arndale Shopping Centre.

6) 141605, HARFORD BATTERSBY HOUSE, 10 TRINITY TREES

Heritage Status: Town Centre & Seafront Conservation Area

Proposal: Change of use of car park at the rear of Harford Battersby House to a public pay and display car park, involving the demolition of the existing garages.

7) 150096, BIRLEY HOUSE, 13 COLLEGE ROAD

Heritage Status: Area of High Townscape Value

Proposal: Two storey extension at side to provide three self-contained flats and demolition of part of boundary wall to provide three off-street parking spaces.

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