

Tuesday, 16 February 2016
at 6.00 pm



Conservation Area Advisory Group

PRESENT:-

Councillor Rodohan (Chairman) and Councillors Swansborough and Smart

OFFICERS:

Mrs S Leete-Groves, Specialist Advisor (Conservation)

43 Minutes of the meeting held on 5 January 2016.

The minutes of the meeting held on 5 January 2016 were submitted and approved and the Chairman was authorised to sign them as a correct record.

44 Apologies for absence.

An apology for absence was reported from Councillor Belsey.

45 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.

46 Planning Applications - Decisions of the Borough Council.

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

NOTED.

47 Planning Applications for Consideration.

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

1) 151153, CAVENDISH HOTEL, 37-40 GRAND PARADE EASTBOURNE

Heritage Value: Town Centre and Seafront Conservation Area

Proposal: Alteration of internal layout to create further bedrooms. External door, window & dormer window alterations additions to suit new internal layout.

CAAG Comments: No objections raised.

**2) 151363 (PP) & 151386 (LB), 6 CORNFIELD TERRACE,
EASTBOURNE, BN21 4NN**

Heritage Value: Listed Building & Town Centre and Seafront Conservation Area

Proposal: Conversion of lower ground floor and first floor to two self-contained one bedroom flats (in conjunction with Listed Building Consent ref. 151386).

CAAG Comments: The Group raised no objections to the proposal in principal. Externally it was felt that the proposal would enhance the building and character of the surrounding area, subject to the windows being double glazed and traditionally formed in timber. Internally the Group raised concerns that the insertion of an additional staircase and the loss of traditional features would result in harm to the significance associated with the listed building. It was recommended that officers negotiate with the applicant to achieve a similar proposal that complimented and enhanced the significance of the listed building.

**3) 160056, REGENT HOTEL, 3 CAVENDISH PLACE, EASTBOURNE,
EAST SUSSEX, BN21 3EJ**

Heritage Value: Listed Building & Town Centre and Seafront Conservation Area

Proposal: Conversion of property into 5 flats 3no 2 bed flats and 2no 1 bed flats.

CAAG Comments: No objections raised.

**4) 160021, 28 SEASIDE ROAD, EASTBOURNE, EAST SUSSEX, BN21
3PB**

Heritage Value: Town Centre and Seafront Conservation Area

Proposal: Retrospective application for alterations to shopfront.

CAAG Comments: No objections raised.

**5) 160087, ROYAL HIPPODROME THEATRE, 106-112 SEASIDE
ROAD, BN21 3PF**

Heritage Value: Listed Building & Town Centre and Seafront Conservation Area

Proposal: Installation of 5mx2m mural on the west elevation of the hippodrome theatre.

CAAG Comments: No objections raised.

Ms Hackney-Ring presented the mural and responded to questions from the Group.

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) 7 CAREW ROAD, UPPERTON

Location and Heritage Status: Upperton Conservation Area

Proposal: Demolition of a garage and minor alteration to the existing dwelling to facilitate the erection of a 2 bedroom detached dwelling, together with parking spaces and widening of an existing crossover.

CAAG Comments: The Group had no objections to the proposal in principle. Concerns were however raised to the scale of the proposed dwelling and partial loss of the flint and brick wall, which the Group considered would result in adverse harm to the character of the building of local interest and surrounding conservation area. It was recommended that a single storey unit would be acceptable, similar to what was proposed and approved at number 11 in 2014. The Group also supported the retention of the brick and flint boundary wall.

NOTED.

48 Seafront Window Survey.

It was agreed to defer this item to the next meeting, to allow officers time to complete the Seafront Window Survey and present to the Group.

NOTED.

49 New Listings

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

NOTED.

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

The date of the next meeting was confirmed as the 29 March 2016.

The meeting closed at 7.05 pm

Councillor Rodohan (Chairman)