

12th September 2018 Planning Committee – Additional Representations

Page	Site Address	Application No.	Comment
95	6 Cliff Approach, Brighton	BH2018/00648	<p>Additional Condition 11: The development hereby permitted shall not be occupied until the dwellings hereby permitted have been completed in compliance with Building Regulations Optional Requirement M4(2) (accessible and adaptable dwellings) and shall be retained in compliance with such requirement thereafter. Evidence of compliance shall be notified to the building control body appointed for the development in the appropriate Full Plans Application, or Building Notice, or Initial Notice to enable the building control body to check compliance. Reason: To ensure satisfactory provision of homes for people with disabilities and to meet the changing needs of households and to comply with policy HO13 of the Brighton & Hove Local Plan.</p> <p>Additional Informative 4: The applicant is advised that under Part 1 of the Wildlife and Countryside Act 1981 disturbance to nesting wild birds, their nests and eggs is a criminal offence. The nesting season is normally taken as being from 1st March – 30th September. The developer should take appropriate steps to ensure nesting birds, their nests and eggs are not disturbed and are protected until such time as they have left the nest.</p>
113	14 Tongdean Road, Hove	BH2017/04220	<p>Councillor Brown has raised an additional objection to the proposal following a re-consultation. A copy of the objection is attached.</p> <p>Following a re-consultation to neighbouring occupiers, a further 37 letters of objection have been received raising similar concerns to those already raised. A number of the objections raise concern that the original objections have not been addressed within the amended proposal.</p> <p>Officer Response: Issues relating to the principle of development and the proposed design are addressed in the committee report.</p> <p>Conservation Advisory Group: The Group recommended no comment on conservation grounds. Although this</p>

			<p>application is at the western extremity of the conservation area it was seen an improvement from previous applications with the inclusion of terra cotta tile hung front elevations, the design did nothing to reflect the mock tudor houses opposite, which stand outside the conservation area.</p> <p>Amend Condition 1 (Additional Drawing): Proposed first floor plan (1202 Rev. A) was omitted from the plans table listed in condition 1 within the committee report. This drawing is included within the submission and is to be considered as part of the application.</p>
133	56 Church Road, Hove	BH2018/00224	<p>Following a review of the objections received to the application the agent has requested that the proposed opening hours be amended to close at 20.00 on weekdays, rather than 21.00.</p> <p>Amend Condition 4: The use hereby permitted, shall not be carried out except between the hours of 08:00 and 20:00 on Mondays to Fridays, 09:00 and 18:00 Saturdays and 10:00 and 16:00 Sundays, including Bank or Public Holidays. Reason: To safeguard the amenities of the locality and to comply with policies SU10 and QD27 of the Brighton & Hove Local Plan.</p>

NB. Representations received after midday the Friday before the date of the Committee meeting will not be reported (Sub-Committee resolution of 23 February 2005).