

PLANNING COMMITTEE ADDENDUM Late List/Additional Representations

2.00PM, WEDNESDAY, 10 JANUARY 2024

COUNCIL CHAMBER, HOVE TOWN HALL

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ADDENDUM

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73	TO CONSIDER AND DETERMINE PLANNING APPLICATIONS	1 - 2

10th January 2024 Planning Committee – Additional Representations

Page	Site Address	Application No.	Comment
18	26 Abinger Road	BH2022/03189	<p data-bbox="929 263 1505 295"><u>Section 106 Head of Terms Amendment</u></p> <p data-bbox="929 336 1357 368">Biodiversity Net Gain (BNG)</p> <p data-bbox="929 373 2141 443">In the event that BNG cannot be provided on site Section 106 to include the provision to secure off site implementation and monitoring of BNG.</p> <p data-bbox="929 485 2011 517"><u>Amended Condition 15 (to remove reference to Bee Bricks and Swift Boxes)</u></p> <p data-bbox="929 558 2157 852">The development hereby permitted shall not be first occupied until a scheme to enhance the nature conservation interest of the site has been submitted to and agreed in writing by the Local Planning Authority. The scheme shall accord with the standards described in Annex 6 of SPD 11. The scheme shall include measures and a plan to achieve a minimum 10% Biodiversity Net Gain measured using the DEFRA metric within a 30-year period (if the development comprises 10 or more residential units). The approved scheme shall be implemented in full accordance with the approved details and thereafter retained.</p> <p data-bbox="929 893 2058 1072">Reason: To increase the biodiversity of the site, to mitigate any impact from the development hereby approved and to comply with Policy DM37 of Brighton & Hove City Plan Part 2, Policy CP10 of the Brighton & Hove City Plan Part One and Supplementary Planning Document SPD11 Nature Conservation and Development.</p> <p data-bbox="929 1114 1447 1145"><u>Additional Condition 17 (Bee Bricks)</u></p> <p data-bbox="929 1187 2163 1257">17. At least one bee brick shall be incorporated within the external wall of each building of the development hereby approved and shall be retained thereafter.</p> <p data-bbox="929 1262 2128 1406">Reason: To enhance the biodiversity of the site and to comply with Policy DM37 of Brighton & Hove City Plan Part 2, Policy CP10 of the Brighton & Hove City Plan Part One and Supplementary Planning Document SPD11 Nature Conservation and Development.</p> <p data-bbox="929 1447 1460 1479"><u>Additional Condition 18 (Swift Boxes)</u></p>

			<p>18. Swift brick(s) shall be incorporated within the external walls of the development hereby approved and shall be retained thereafter. The number, size and siting of swift bricks shall be agreed in writing with the Local Planning Authority prior to development above ground floor slab level.</p> <p>Reason: To enhance the biodiversity of the site and to comply with Policy CP10 of the Brighton & Hove City Plan Part One, Policy DM37 of Brighton & Hove City Plan Part Two and Supplementary Planning Document SPD11 Biodiversity and Nature Conservation.</p> <p><u>Additional paragraph under 9.19 (Housing Density)</u></p> <p>The number of units is yet to be defined however all units will be required to meet nationally described space standards and address CP19 in terms of unit mixes. Surrounding roads are generally made up of dense terraced housing equating to approximately 70 dwellings per hectare. Whilst any development on this site will inevitably increase existing density, it should be noted that policy CP14 of the Brighton and Hove City Plan Part One encourages the full and efficient use of available land and further states that city now supports density levels ranging between 60 and over 200 dph.</p>
65	123-129 Portland Road	BH2023/02101	<p><u>Correction of Paragraph 9.14</u></p> <p>Proposed capacity is for 4no 240L bins and 3no 1100L bins (4260L total) and not 3no 340L bins and 3no 1100L bins as drafted. (Existing capacity is 4020L)</p>
69	108 Brentwood Road, Brighton	BH02023/01369	<p><u>Additional representation</u></p> <p>An additional letter of representation has been received from Councillor Theresa Fowler <u>objecting</u> to the scheme.</p> <p><u>Officer comment:</u> The front elevation access is not gated to the property and concerns about safety at the site have been addressed within the report.</p>