

1.0 Thomas Peacocke site: Plutus Developments Extension of time granted until 25 July 2028

Additional highways information provided showing new access road and retention of Queen Adelaide. Network rail have objected to access arrangements and distance of site access from level crossing. ESCC Highways have now objected on grounds of road layout and lack of parking based upon slightly lower parking standard to do with unallocated spaces.

We are advised by Richard Wilson that

‘Finally the EA hasn’t formally commented on the Thomas Peacocke scheme but I know that negotiations direct with the applicant have resulted in required levels being established and we are expecting revised plans soon with a changed layout, taking account both the EA position and various other previous comments/requirements. I will have to decide on the scope of the changes whether to re-advertise for 14 or 21 days’.

22 August 2018 email Richard Wilson RDC “ Applicants are considering amended plans’

24 September 2018 email Richard Wilson RDC ‘ We are awaiting revised plans’

2.0 BP Filling Station

BP are appealing both refusals. I have made a further comment to the Planning Inspectorate emphasizing our opposition and restating the grounds for refusal.

Appeal held on the 25th September 2018

3.0 Network Rail/Gibberts Marsh

The application by Network Rail for an underpass to omit the Gibberts Marsh pedestrian crossing has been withdrawn.

This is of concern given the importance placed on the use of Gibbert Marsh parking by the Rock Channel Studios.

3.0 Neighbourhood Plan

Version 11 incorporating where considered relevant comments from Reg.14 consultation, now published on website. It is indicated that this will become the Reg.16 official submission to Rother and subject to sign off by Rother, for consultation and examination by Inspector.

Before submission to Rother the requirements of Reg 15 must be met., these being:

Step 8. Plan proposals (Regulation 15)

1. Where a qualifying body submits a plan proposal to the local planning authority, it must include
 - (a) a map or statement identifying the proposed neighbourhood plan area
 - (b) a consultation statement
 - (c) the proposed neighbourhood development plan; and
 - (d) a statement explaining how the proposed neighbourhood development plan meets the relevant legislation (para 8 of SCHEDULE 4B of 1990 Act as inserted Localism Act, set out in schedule 10)
2. A consultation statement means a document that
 - (a) contains details of persons and bodies consulted about plan
 - (b) explains how they were consulted
 - (c) summarises main issues raised by consultees
 - (d) describes how issues have been considered and where relevant addressed in proposed neighbourhood development plan

It is my understanding that persons and bodies consulted does not just mean those approached by the RNP Steering Committee, which does not include RCS but also those who responded to the Reg 14 consultation and at other times.

4.00 48 Ferry Road. Former night club.

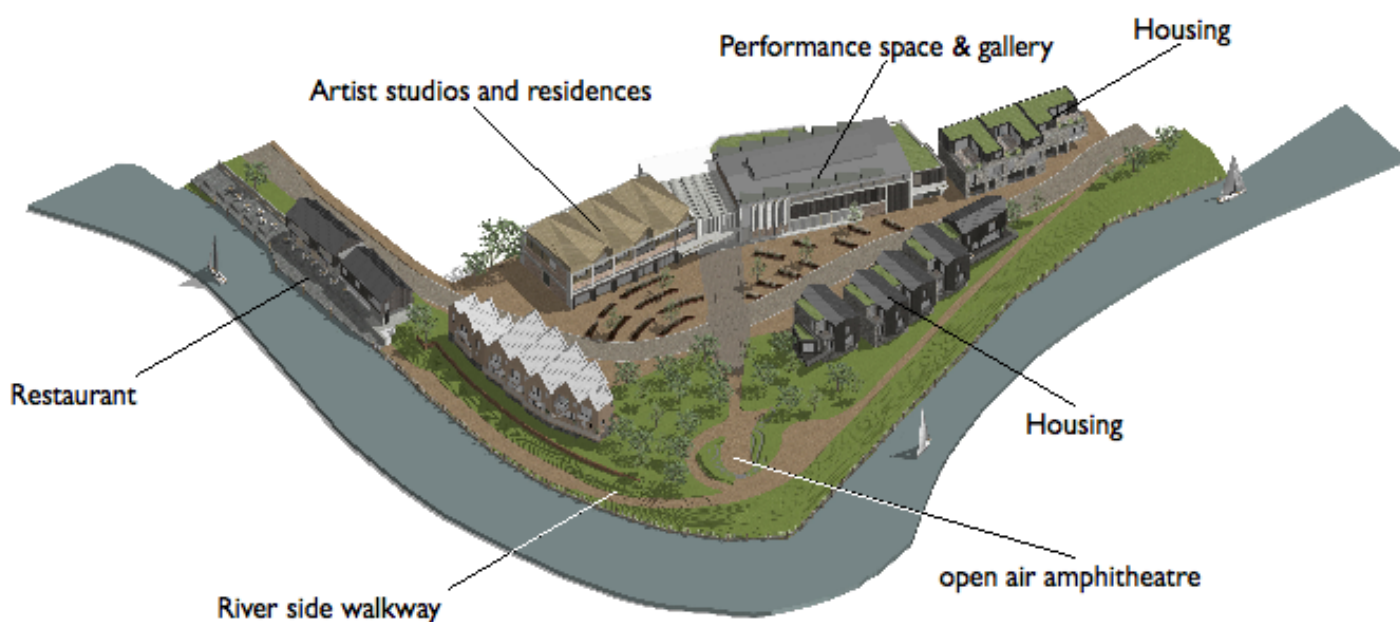
We have objected on grounds of design, overlooking and parking issues.

The current parking policy in the RNP V11 would require 16 spaces, ESCC have indicated that their model would require 9 unallocated spaces or 12 allocated plus visitors but have recently accepted 6 spaces.

One of their arguments is that there would have been a much higher parking provision for the night club. In fact there were no spaces and who in any event takes their car to a night club. Also it was only used at night when the car parks in Rye are used less.

5.00 Bridge Point Studios.

We attended an open day on the 21 September when the current proposals were on display. See overview below



Martello Developments are intending to make the application in early December 2018.

I believe that the Society should write a letter of outline support to the concept subject always to the detailed application.

The parking, which is minimal on site, is just for disabled and put down, is an issue. They are proposing the 'Kino defence' ie use of other car parks with upgrading of Gibbert Marsh (+60 spaces).

I have a couple of concerns.

The first is why do the 3 houses to the right have flat roofs. They are to be green roofs but can only really be seen from the citadel when they will just be a colour. I think it would be better to have folded roofs as the other houses.

The second point is that adequate space needs to be provided for parking of lorries next to the performance space to allow visiting companies to 'Get in'. This is not a quick job as ballet companies are likely to bring their own dance floor with them, let alone costumes and sets. Currently I can see no adequate provision for this except for parking on the road serving the housing to the east.