

Report to	Planning Committee
Date	15 June 2017
By	Director of Planning
Title of Report	Southeast Conservation Area Appraisal and Management Plan (CAAMP)
Purpose of Report	To adopt the Southeast CAAMP for the purposes of Development Management and to inform the other activities of the National Park Authority and its partners.

Recommendations:

- 1. To approve the proposed extensions to Southeast Conservation Area, as set out in paragraph 6.4, and shown on Figure 24, of the Appraisal and Management Plan.**
- 2. To adopt the Southeast Conservation Area Appraisal and Management Plan, attached as Appendix I to this report, for the purposes of Development Management and to inform the wider activities of the South Downs National Park Authority and its partners.**

1. Summary

- 1.1 Southeast is a small settlement on the western side of the Ouse Valley, about 5 miles south of Lewes.
- 1.2 A draft Conservation Area appraisal was prepared by Lewes District Council some time ago but this was never completed nor formally adopted.
- 1.3 The current document has taken the original document, redrafted and updated it, and put it into the National Park Authority's standard format for CAAMPS.
- 1.4 A new consultation process was undertaken from 6 February to 20 March 2017. The document was available on the Authority's website and letters were sent to all residents of the Conservation Area. Separate consultations were sent to the Parish Meeting, East Sussex County Council, and Lewes District Council.

2. Background

- 2.1 Comments were received from the County Council and a resident of the Conservation Area.
- 2.2 The County Council welcomed the inclusion of the Archaeological Notification Area map, giving people early notice of the potential for below ground archaeology.
- 2.3 A resident submitted a number of comments and these are tabulated below, along with Officer's response.

	COMMENT	RESPONSE
1	Page 1: Full stops needed at end of para 4 & 6	Text amended accordingly.
2	Para 3.3 – Delete House after Manor – There was no manor house	Text amended accordingly.
3	Para 4.25 – Reference to Fig 17 is this the Type 28 and the lower Type 24? Unfortunately the lower picture adds little as the pill box can't be identified	The lower picture has been removed and the caption reworded to omit reference to the Type.
4	Add reference to the lone war grave of Sgt A J Vaughan. Suggest add photo of the grave	A reference to the grave has been inserted into para 4.26 and a photo of the grave stone inserted into Figure 17 in place of one of the pill box photos.
5	Can a date be given to the postcard?	Unfortunately the date of the postcard is unknown to Officers.
6	This path does not show on 1:5000 OS map on page 4. Suggest adding section from 1:2500 OS.	A small map showing the line of the permissive path has been added alongside the relevant text.
7	Para 6.4 'shaded in black' should be 'shaded in pink'	Text amended accordingly.
8	Para 6.10 – rewrite the last line as “ ... of various sort due to lack of maintenance and decay”	Text amended accordingly.
9	Suggest illustration by photos of recently collapsed wall in front of Brookside Cottage, which is on the South Downs Way, and its restoration by Glyndebourne Estate	Text and photographs added to para 5.3.
10	Para 6.14. Can 'ideally' in both paragraphs be deleted?	Text amended accordingly.
11	Para 6.18 Add a reference to existing restrictions to permitted development rights in Conservation Areas without an Article 4 Direction.	Text amended accordingly.

2.4 The CAAMPS has, therefore, been amended as far as possible to address the comments received and is now fit for adoption as set out in the recommendation.

3. Other Implications

Implication	Yes*/No
Will further decisions be required by another committee/full authority?	No.
Does the proposal raise any Resource implications?	<p>Once the document has been adopted it will be made available as a downloadable PDF document from the Authority's website so will not incur any printing costs.</p> <p>By providing advice to the public and the Development Management team, the CAAMP should improve the quality of planning applications and reduce the time taken to determine them.</p> <p>The Management Plan contains a number of recommendations but none directly requires a financial input from the Authority.</p>

Has due regard been taken of the South Downs National Park Authority's equality duty as contained within the Equality Act 2010?	Due regard, where relevant, has been taken to the South Downs National Park Authority's duty as contained within the Equalities Act 2010.
Are there any Human Rights implications arising from the proposal?	None.
Are there any Crime & Disorder implications arising from the proposal?	None.
Are there any Health & Safety implications arising from the proposal?	It is considered that the proposal does not raise any Health and Safety implications.
Are there any Sustainability implications based on the 5 principles set out in the SDNPA Sustainability Strategy: 1. Living within environmental limits 2. Ensuring a strong healthy and just society 3. Achieving a sustainable economy 4. Promoting good governance 5. Using sound science responsibly	Principle 1 - Living within Environmental Limits Principle 3 - Achieving a Sustainable Economy

4. Risks Associated with the Proposed Decision

- 4.1 Risk – The lack of an up-to-date Appraisal and Management Plan for Southease will leave both applicants and officers lacking sufficient information to make informed decisions.

Mitigation – adopt the draft document now presented.

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Appendices I. Draft Southease Conservation Area Appraisal and Management Plan
SDNPA Consultees Legal Services; Chief Finance Officer; Monitoring Officer; Director of Planning
External Consultees None
Background Documents Emails including comments on the draft CAAMP received from the County Archaeologist and a resident of Southease.

