

PLANNING COMMITTEE

MINUTES of a meeting of the Planning Committee held at Council Chamber, County Hall, Lewes on 15 October 2025.

PRESENT Councillors Tom Liddiard (Chair), Philip Lunn (Deputy Chair), Abul Azad, Godfrey Daniel, Kathryn Field, Pat Rodohan and Colin Belsey

LEAD MEMBERS Councillor Claire Dowling

ALSO PRESENT Councillors Murphy, Stephen Shing and Tutt

23. MINUTES OF THE MEETING HELD ON 17 SEPTEMBER 2025

23.1 The Committee approved as a correct record the minutes of the meeting held on 17 September 2025.

24. APOLOGIES FOR ABSENCE

24.1 Apologies for absence were received from Councillor Kirby-Green.

24.2 It was noted that Councillor Belsey was in attendance as a substitute for Councillor Kirby-Green.

24.3 Councillor Field gave apologies from 12:15 pm and was not present during items 7 and 8 (minutes 30 and 31).

25. DISCLOSURES OF INTERESTS

25.1 Councillor Belsey declared a personal interest as a Member of Eastbourne Borough Councillor. He did not consider this to be prejudicial.

25.2 Councillor Rodohan declared a personal interest as a Member of Eastbourne Borough Councillor. He did not consider this to be prejudicial.

26. URGENT ITEMS

26.1 There were none.

27. REPORTS

27.1 Reports referred to in the minutes below are contained in the minute book.

28. A259 SEASIDE AND ST ANTHONY'S AVENUE TRAFFIC REGULATION ORDER

28.1 The Committee considered a report by the Director of Communities, Economy and Transport together with written representation from Councillor di Cara, a Local Member.

28.2 Ms Jodie Atherton spoke against the proposal and officer's recommendations.

28.3 Mr Derrick Coffee spoke for the proposal and officer's recommendations.

28.4 Councillor Tutt, a Local Member spoke against the proposal and officer's recommendations.

28.5 Committee Members have considered the report and comments of the public speakers and Local Members and agree with the conclusions and reasons for the recommendations as set out in the report.

28.6 The Committee unanimously RESOLVED to:

1) not uphold the objections to the draft Order as set out in Appendix 2 to the report; and

2) recommend to the Director of Communities, Economy and Transport that the Traffic Regulation Order be made as advertised.

29. A259 UPPERTON ROAD / STATION PARADE, EASTBOURNE TRAFFIC REGULATION ORDER

29.1 The Committee considered a report by the Director of Communities, Economy and Transport.

29.2 Mr Luke Johnson and Ms Denise Harwood spoke against the proposal and officer's recommendations.

29.3 Councillor Tutt, representing the Eastbourne – Devonshire division as a Local Member, spoke against the proposal and officer's recommendations.

29.4 Councillor Rodohan, a Local Member, spoke in favour of the motion to defer consideration of the proposal.

29.5 Committee Members have considered the report and comments of the public speakers and Local Members and a motion to defer consideration of the proposal to allow for discussion regarding the provision and consideration of modelling by a third party ready for consideration by the December Committee was proposed, seconded, voted on and carried unanimously.

29.6 The Committee RESOLVED to defer consideration of the objections to the Traffic Regulation Order to allow the provision and consideration of modelling by a third party, which can then be considered at the Planning Committee meeting in December 2025.

30. A259 EASTBOURNE ROAD AND PEVENSEY BAY ROAD (40MPH SPEED LIMIT) TRAFFIC REGULATION ORDER

30.1 The Committee considered a report by the Director of Communities, Economy and Transport together with written representation from Councillor di Cara, a Local Member who wrote in support of the proposal and officer's recommendations.

30.2 Councillor Tutt, a Local Member spoke in favour of the proposal and officer's recommendations.

30.3 Councillor Liddiard, a Local Member spoke in favour of the proposal and officer's recommendations.

30.4 Committee Members have considered the report and comments of the Local Members and agree with the conclusions and reasons for the recommendations as set out in the report.

30.5 The Committee unanimously RESOLVED to:

- 1) not uphold the objections to the draft Order; and
- 2) recommend to the Director of Communities, Economy and Transport that the Traffic Regulation Order be made as advertised.

31. COOKSBRIDGE ROAD, HAMSEY LANE AND CHATFIELD CLOSE, COOKSBRIDGE TRAFFIC REGULATION ORDER

31.1 The Committee considered a report by the Director of Communities, Economy and Transport.

31.2 Committee Members have considered the report and agree with the conclusions and reasons for the recommendations as set out in the report.

31.3 The Committee unanimously RESOLVED to:

- 1) not uphold the objections to the draft Order as set out in paragraph 2.3 of the report; and
- 2) recommend to the Director of Communities, Economy and Transport that the Traffic Regulation Order be made as advertised.

(The meeting ended at 12.28 pm)

CHAIRMAN

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Eastbourne Station Traffic Regulation Order

East Sussex Bus Service Improvement Plan (BSIP)
Bus Priority Infrastructure

October 2025

BSIP Bus Priority Measures

The A259 Upperton Road/Station Parade scheme in Eastbourne is part of a [package of bus priority measures](#) that the County Council consulted upon in [summer 2023](#) at feasibility stage. Approval to progress the scheme to preliminary design, detailed design and construction was given by the [County Council's Lead Member for Transport and Environment in January 2024](#).

The scheme will be funded through [Bus Service Improvement Plan](#) funding that East Sussex County Council has received from Government to deliver bus priority infrastructure in the county.

The introduction of the A259 Upperton Road/Station Parade bus priority scheme will build on the existing bus priority measures in Eastbourne town centre on Terminus Road from the station to Bankers Corner as well as in Gildredge Road. It is integral to delivering the [East Sussex Local Transport Plan 4](#), so that residents can enjoy higher quality bus services, improved journey times with reduced delays, that provide a frequent, integrated and comprehensive choice and an alternative to the car.

In doing so, the bus priority measures will help to support connectivity to key destinations, reduce congestion and strengthen the resilience of the transport network; make a positive contribution towards improving air quality as well as decarbonising transport and travel to support the achievement of the County Council's target of net zero carbon emissions by 2050 at the latest and Eastbourne Borough Council's same ambition by 2030.

Traffic Regulation Order

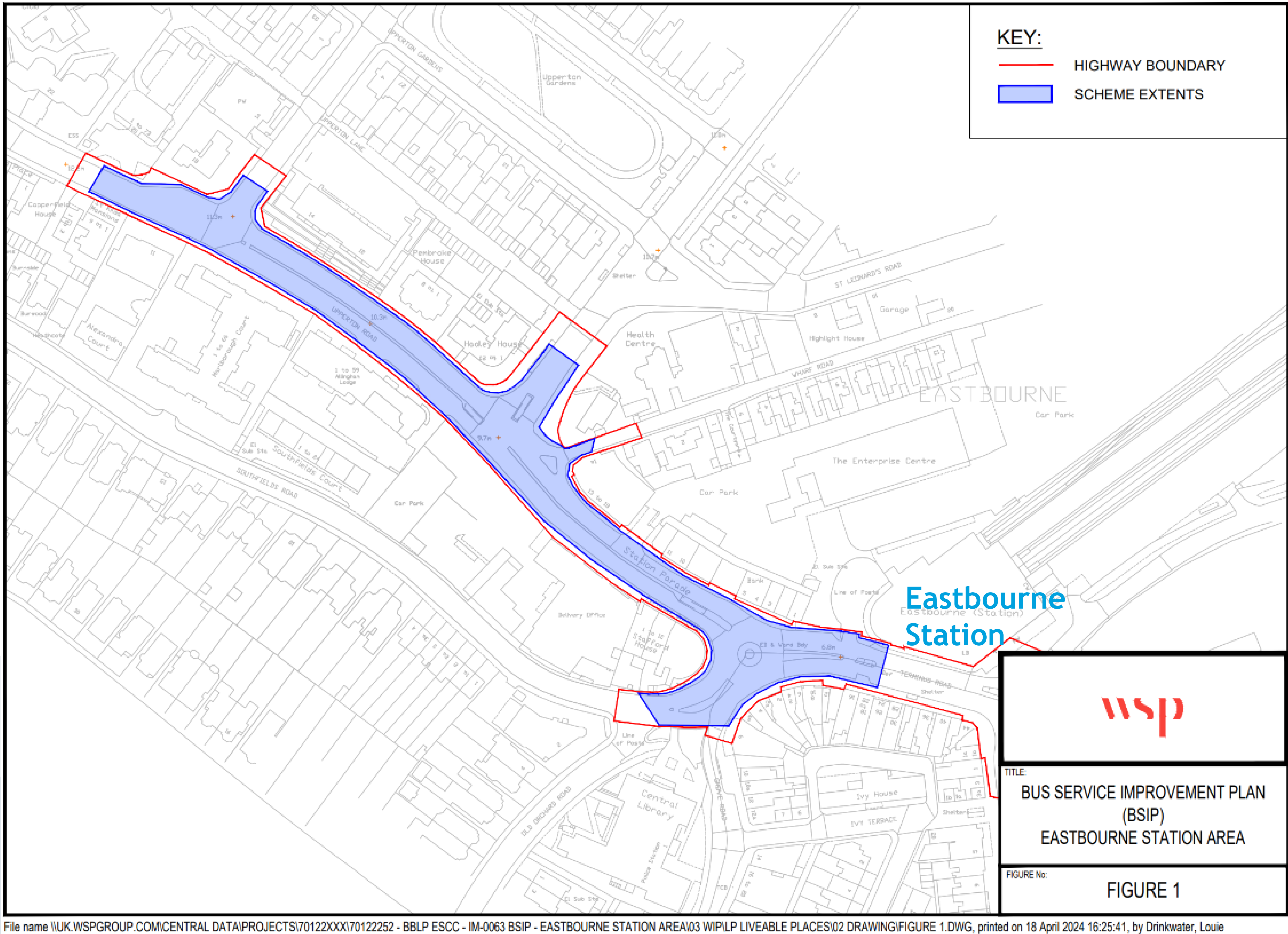
As part of the A259 Upperton Road/Station Parade bus priority scheme, it is proposed to:

- Introduce a new dedicated bus lane eastbound between Wharf Road and the railway station.
- Amend the bus layby on A259 Upperton Road opposite Cuckmere House, allowing buses to pull in and out more easily.
- Amend the nearside lane on A259 Upperton Road heading eastbound, allowing only buses and left-turning vehicles.
- Retain the existing Station Roundabout, with minor changes made to the kerbline from Southfields Road to reduce speeds.
- Remove loading and unloading from A259 Station Parade and parts of A259 Upperton Road.
- Upgrade the existing staggered pedestrian crossing on Station Parade to allow pedestrian crossing in one movement.
- Introduce No Right Turn into A259 Upperton Road from Hartfield Road and The Enterprise Shopping Centre car park.
- Introduce No Right Turn into The Enterprise Shopping Centre car park from A259 Upperton Road.

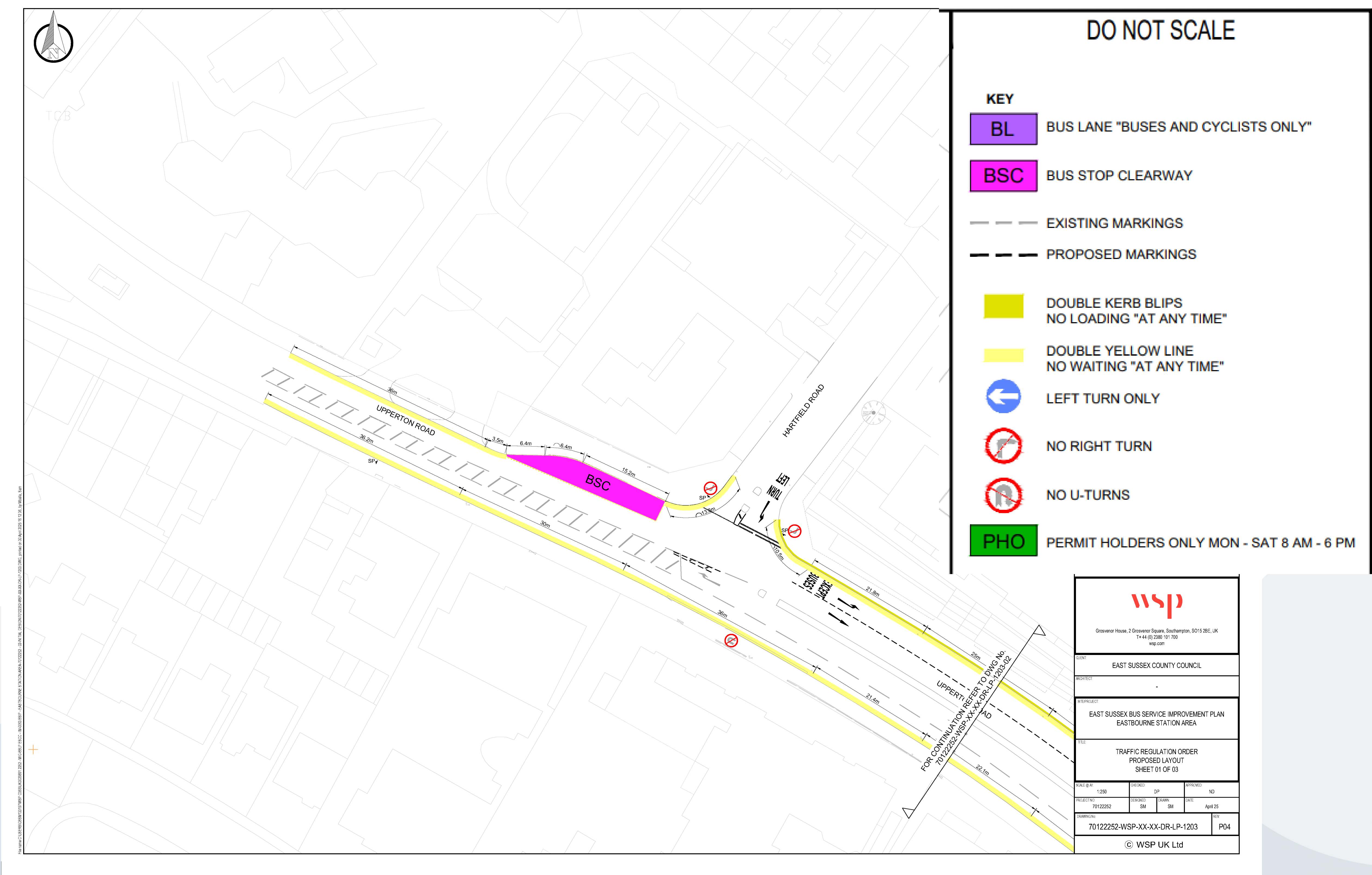
Location



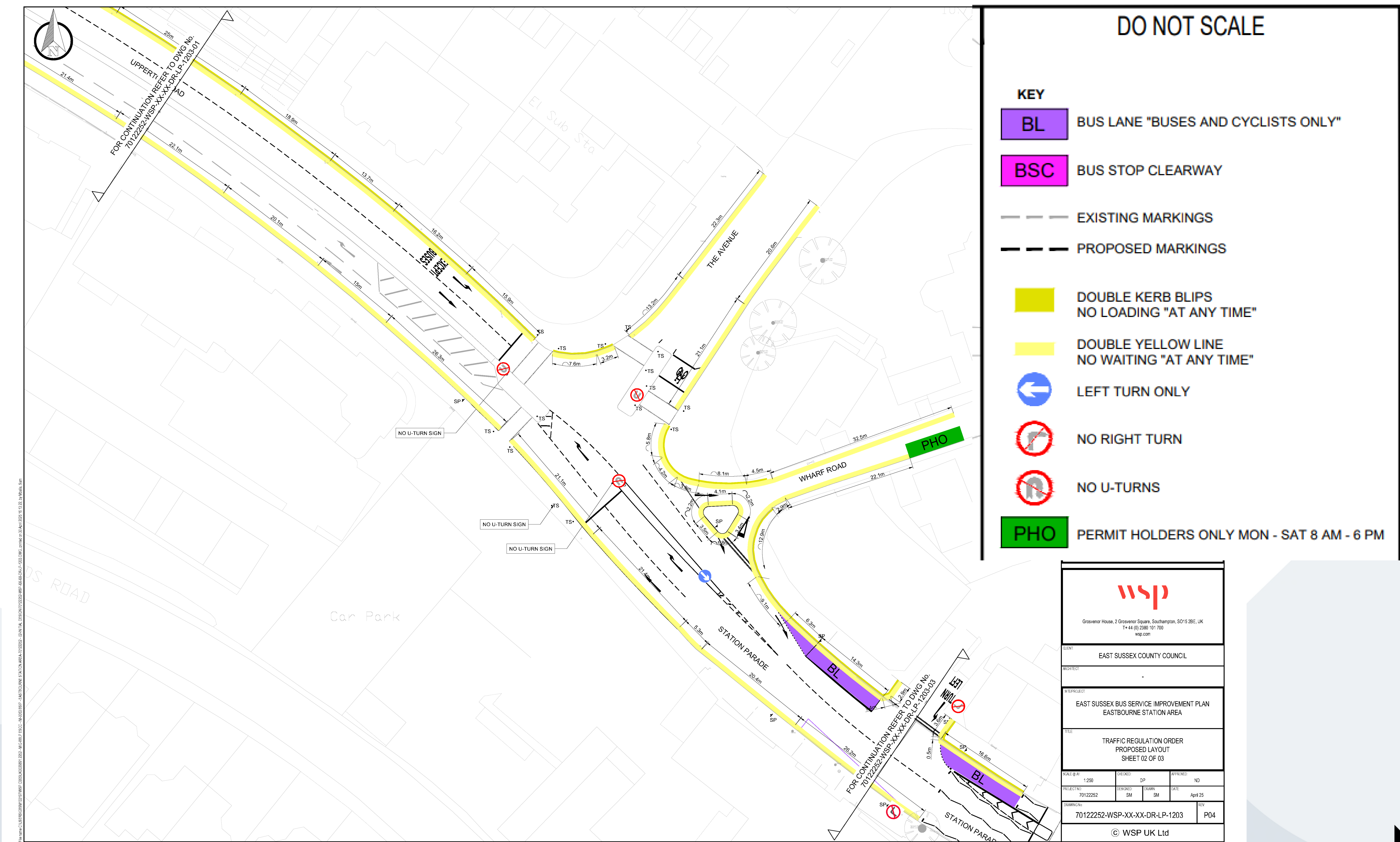
Scheme Extent



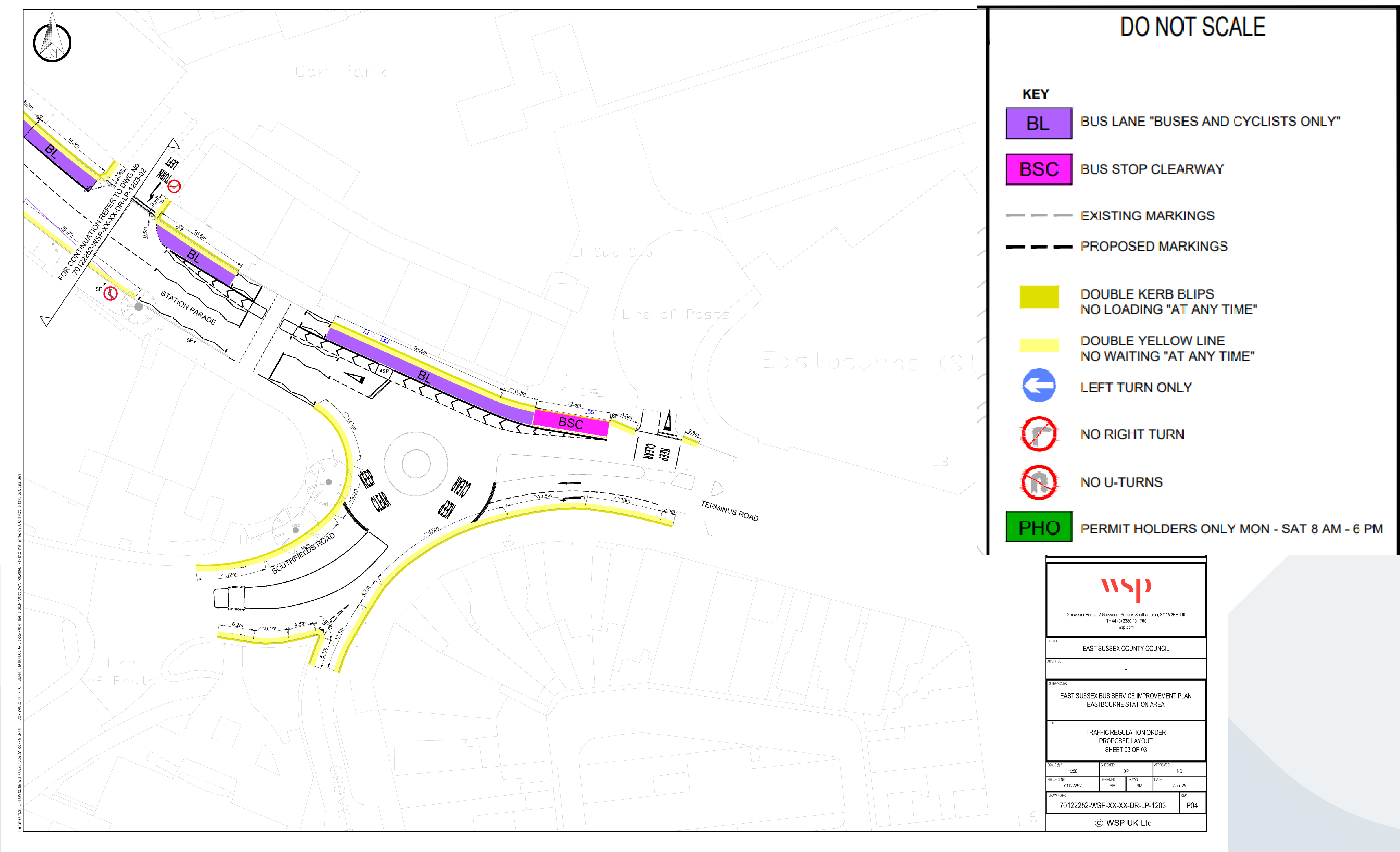
Proposal Design 1/3 - A259 Upperton Road



Proposal Design 2/3 - A259 Upperton Road to Station Parade



Proposal Design 3/3 - Station Parade to Station Roundabout



Site Photos



Station Roundabout



Pedestrian Crossing on Station Parade

Site Photos



Exit from Enterprise Shopping Centre car park left onto Station Parade



Site of proposed right turn from Station Parade into Enterprise Shopping Centre car park

Site Photos



The Avenue Junction



The Avenue Junction

Site Photos



Bus Stop by Hartfield Road

