



HAYWARDS HEATH TOWN COUNCIL

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12th September, 2019

To all Councillors on the Planning Committee and others for information

Dear Councillor,

You are hereby requested to attend a meeting of the **Planning Committee** to be held on **Monday, 16th September 2019 at 7:30pm** in the Council Chamber, 40 Boltro Road, when the following business will be transacted.

Yours sincerely,
Steven Trice
Town Clerk

AGENDA

1. To receive apologies for absence.
2. To confirm the minutes of the meeting of the Planning Committee held on Tuesday, 27th August 2019.
3. To note Substitutes.
4. To receive Declarations of Interest from Members in respect of any matter on the agenda.
5. To note any appeals lodged or appeal decisions made, and licensing applications.

Appeals Lodged/Decided: **None**;

Licensing Applications: **None**.

6. To consider planning applications for comments and observations to be submitted to Mid Sussex District Council (MSDC).
7. To ratify the recommendation of the Planning Working Group (meeting held on Tuesday, 3rd September 2019) with regard to the 'Destination Haywards Heath' document.
8. To consider any items that the Chairman agrees to take as urgent business.

*'During this meeting the public are allowed to film the Committee and officers only from the front of the public gallery, providing it does not disrupt the meeting. **Any items in the Exempt Part of the agenda cannot be filmed.** If another member of the public objects to being recorded, the person(s) filming must stop doing so until that member of the public has finished speaking. The use of social media is permitted but all members of the public are requested to switch their mobile devices to silent for the duration of the meeting.'*

Committee Members: C Laband (Chairman), M Pulfer (Vice Chairman), C Cheney, C Evans, S Inglesfield, A McPherson, R Nicholson.

HAYWARDS HEATH TOWN COUNCIL

PLANNING COMMITTEE

Minutes of the meeting held on Tuesday, 27 August 2019

C N Laband (*Chairman*)
M J Pulfer (*Vice Chairman*) **
Mrs C Cheney
C C J Evans
Mrs S J Inglesfield
A C McPherson **
R A Nicholson

* Absent
** Apologies

Also present: Councillor L S Wickremaratchi

42. Apologies

The following apologies were received:

Member	Reason for Absence
Cllr M J Pulfer	Holiday
Cllr A C McPherson	Holiday

43. Minutes

With regard to the minutes of the meeting for Monday, 5 August 2019 and specifically the application for Gamblemead (DM/19/2764 refers), Members discussed an email that Councillor Richard Bates had sent to the Responsible Financial Officer (RFO) on 22 August 2019 stating who had spoken about what in relation to the application. (It should be noted that neither Councillor Laband (Chairman) nor the RFO had been present at the meeting on 5 August 2019.) Councillor Bates had talked about road layout issues, Councillor Evans about cycle lanes on Fox Hill and Councillor Pulfer about traffic lights at the Hurstwood Lane junction. Members **AGREED** to a minor amendment to the minutes in order to reflect Councillor Bates' statement and the minutes were then taken as read, confirmed as a true record and duly signed by the Chairman.

44. Substitutes

Councillor Wickremaratchi substituted for Councillor McPherson. In the absence of Councillor Pulfer (Vice Chairman), Councillor Laband nominated Councillor Wickremaratchi – on account of his long-standing experience – to act as Vice Chairman for the meeting. This was seconded by Councillor Nicholson and **AGREED** unanimously by the Committee.

45. Members' Declarations of Interest

Councillor Clive Laband made the following declaration:

"I declare a personal interest in all licensing applications/matters under agenda items 5, 7 and 8 as an elected Member of Mid Sussex District Council (MSDC) and as an appointed Member of the (MSDC) Licensing Committee. I also declare a personal interest in all planning applications under agenda item 6 as an elected Member of MSDC and as an appointed Member of the (MSDC) District Planning Committee. I further reserve the right to alter my views should the applications/matters come before the Licensing Committee or the District Planning Committee, based on contributions from the public, other Members or reports from MSDC Officers."

46. Planning Appeals

There were none.

47. Licensing Applications

There were none.

48. Comments and Observations on Planning Applications

Members made comments and observations on 23 planning applications as per Appendix 1 attached.

49. MSDC Consultation on the Statement of Licensing Policy 2020 (Licensing Act 2003)

In advance of the meeting, Members had been emailed with a consultation document from MSDC regarding a review of its Statement of Licensing Policy. The Draft Policy was the fifth since the Licensing Act 2003 became law on 24 November 2005. A number of revisions had been made by the Government in the light of experience of the Act and suggestions from its practitioners.

Members **AGREED** to support the Draft Statement which, once approved, would take effect from 5 January 2020 for five years. They were particularly pleased to note that the Draft Statement maintained existing protections for the community in relation to the granting of permission for the use of outside areas, where adjusted for locality and circumstances.

50. MSDC Consultation on the Sex Establishment Licensing Policy 2019

In advance of the meeting, Members had been emailed with a consultation document from MSDC regarding a review of its Sex Establishment Licensing Policy. The Policy had been first introduced during 2010 and had been last reviewed in 2016. There had been no legislative changes to affect the Policy since then. The only amendment was the review time, from three to five years.

Members **AGREED** to support the Draft Statement of Policy which, once approved, would take effect from 28 November 2019 for five years.

51. Items Agreed as Urgent by the Chairman

There were none.

The meeting closed at 8:14pm.

APPENDIX 1

Week 1

DM/19/3039 – 30 Lucastes Road

Lucastes

Partial demolition of previous flat roof extensions and existing garage, new two storey side extension with first floor rear balcony and a new orangery to rear.

No comment.

DM/19/3052 – 54 Sydney Road

Heath

Demolition of part existing single storey rear extension and erection of new single storey extensions to form new kitchen/dining/WC areas.

No comment.

DM/19/3059 – Shell Birch, 5 Lewes Road

Franklands

Proposed single storey side extensions, new timber fenced bin store and creation of 5 no. parking spaces.

No comment.

DM/19/3060 – 39 Western Road

Bentswood

Demolition of rear conservatory, replace with a single storey extension and first floor extension. Loft conversion with the formation of a new dormer to face adjoining property.

No comment.

DM/19/3072 – 7 Oldfield Drive

Franklands

Variation of planning condition number 16 relating to planning application 14/02484/FUL (car parking spaces and garages), to remove the words 'These spaces shall thereafter be retained at all times for their designated use'.

No comment.

DM/19/3095 – 25 Northlands Avenue

Franklands

Move rear fence line to edge of property boundary, adjacent to public footpath.

No comment.

DM/19/3121 – Braydells, Hurstwood Lane

Franklands

Variation of condition 14 relating to planning reference DM/19/0206 to allow for amended plans for the installation of windows and roof lights to facilitate the use of the roof space of all four dwellings as habitable accommodation.

No comment.

Week 2

DM/19/1246 – 1 Harlands Close

Lucastes

Demolition of existing garage with 2 storey side extension to create annexe ancillary to the main dwelling. Erection of new double garage. Amended plans received 26.06.2019 and 04.07.2019 showing reduction in size and relocation of proposed garage and reduction in size of proposed front dormer. Amended plans received 12.08.2019 showing depth of garage increased to front by 0.8 metres.

The Town Council notes the submission of amended plans (received by Mid Sussex District Council on 12/08/2019) but this does nothing to alter the Council's opposition to the proposals. Therefore, the Town Council **OBJECTS** to the application and reiterates the following reason for doing so:

the proposals would give rise to an overdevelopment of the site and would result in an unneighbourly form of development which would be out of keeping with the street scene. Thus, the application conflicts with elements of i) Policies E9 and H9 of the Haywards Heath Neighbourhood Plan, and ii) Policy DP26 of the Mid Sussex District Plan 2014–2031.

DM/19/2863 – 66 Gordon Road

Heath

Proposed garden studio to the rear of the property.

No comment.

DM/19/3164 – 5 Lucas Way

Lucastes

T1 to T4 – 4 no. Sycamore – multi-stemmed – reduce and reshape crowns by up to 4m to growth points. T5 and T6 – Ash – multi-stemmed – reduce and reshape crowns by up to 4m to growth points. T7 – 1 no. Maple – in neighbouring garden – prune back canopy away from garden by up to 2.5m. T8 – 1 no. Lawson Cypress – in neighbouring garden – reduce top by up to 4 metres.

The Town Council defers this decision to Mid Sussex District Council's Tree Officer.

DM/19/3165 – 3 Alpine Cottages, St. Edmunds Road

Ashenground

Part single storey, part two storey rear extension with associated works.

The Town Council makes no comment on this application but if it is approved, it is requested that this is subject to the following conditions being imposed:

1. because of the location of the property, i.e. in a congested residential road where there is high density housing, no works shall take place until a Construction Management Plan has been submitted to and approved in writing by the Local Planning Authority. This is in the interests of highway safety and the amenities of the locality;
2. in order to protect the amenity of local residents, works of construction (including the use of plant and machinery, and deliveries or collection of plant, equipment or materials) shall not take place outside 0800 hours to 1800 hours Mondays to Fridays and 0900 hours to 1300 hours on Saturdays, nor at any time on Sundays or Bank Holidays or Public Holidays.

DM/19/3219 – 54 Wickham Way

Heath

Demolition of existing conservatory and erection of a single storey rear extension.

No comment.

DM/19/3229 – 4 The Dell

Lucastes

Pollard back 8 no. Alders to level carried out in 2016. Crown reduce 2 no. Sycamores by 1.5 metres.

The Town Council defers this decision to Mid Sussex District Council's Tree Officer.

Week 3

DM/19/1742 – The Heath Recreation Ground, Perrymount Road

Heath

Installation of a 75m x 8m high ball stop fence along the northern boundary of Haywards Heath Cricket Club pitch (amended plans and description 25.07.2019, amended plans 14.08.2019).

The Town Council notes both the submission of amended plans dated 14/08/2019 and the objections that have been raised by a neighbouring resident. Taking these into consideration, the Town Council **SUPPORTS** the application on the basis that the netting is only in place for the duration of the cricket season and is taken down afterwards.

DM/19/2147 – 51 Victoria Road

Bentswood

Two storey side extension and single storey rear extension (amended plan received 6 August and 15 August 2019).

The Town Council notes the submission of amended plans (received by Mid Sussex District Council on 06/08/2019 and 15/08/2019), the latest of which shows the removal of the proposed side door within the passageway between nos 49 and 51 Victoria Road. Whilst the Town Council acknowledges the objections that have been raised by neighbouring residents, it makes no comment on the most recent proposal itself. However, if the application is approved, it is requested that this is subject to the following condition being imposed:

in order to protect the amenity of local residents, works of construction (including the use of plant and machinery, and deliveries or collection of plant, equipment or materials) shall not take place outside 0800 hours to 1800 hours Mondays to Fridays and 0900 hours to 1300 hours on Saturdays, nor at any time on Sundays or Bank Holidays or Public Holidays.

DM/19/3145 – 5 Laburnum Way

Franklands

Single storey rear extension and internal remodelling.

No comment.

DM/19/3256 – 64 Penland Road

Heath

Single storey side and rear extension with a dormer window to side roof. This is an application to establish whether the development is lawful. This will be a legal decision where the planning merits of the proposed use cannot be taken into account.

As this is an application for a Lawful Development Certificate and is therefore a legal matter, the Town Council defers the decision to Mid Sussex District Council.

DM/19/3279 – 6 Lucastes Road

Lucastes

T1 Ash – reduce 3 limbs overhanging garden by up to 3 metres. T2 Ash – reduce back 4 limbs overhanging garden by up to 3 metres. T3 Sycamore – reduce overhanging branch back to hedge by 3 metres. T4 Sycamore – reduce overhanging branch back to hedge by 3 metres.

The Town Council defers this decision to Mid Sussex District Council's Tree Officer.

DM/19/3288 – Specsavers, 89 South Road

Ashenground

Proposed 1 no. new outdoor AC condensing unit. Wall mounted at the rear of the property, to the side elevation at ground floor level.

If the application is granted, the Town Council asks that the new plant and machinery are approved by Mid Sussex District Council's Environmental Health Team. Furthermore, all plant and machinery shall, before being used, be enclosed with soundproofing materials and/or mounted in a way which will minimise transmission of structure borne and airborne sound to any neighbouring residential properties in accordance with a scheme to be first submitted to and approved in writing by the Local Planning Authority. The applicant shall also submit, to be approved in writing by the Local Planning Authority before use, written acoustic evidence that the plant and machinery does obtain a sound level of 10dB below the minimum ambient background sound level, one metre from the boundary of any nearby residential dwellings. Reason – to protect the amenity of neighbouring residents from noise and vibration and to comply with Policy DP29 of the Mid Sussex District Plan 2014–2031 and Policy B3 of the Haywards Heath Neighbourhood Plan.

DM/19/3291 – Specsavers, 89 South Road

Ashenground

Proposed 1 no. internally illuminated fascia sign and 1 no. internally illuminated hanging sign.
Proposed 1 no. window advertisement to rear elevation.

No comment.

DM/19/3292 – St. Francis Sports and Social Club, Colwell Road

Franklands

Additions to existing building to create new single storey Community Hall with ancillary meeting room facilities, site museum, WC facilities plus parking and external works (amended scheme to that approved under DM/17/0852).

To enable Members of the Committee to properly familiarise themselves with all aspects of this application and to serve the wider best interests of the community, it was agreed that consideration of the application would be deferred until the meeting scheduled for Monday, 16 September 2019.

DM/19/3304 – 30 Lucastes Road

Lucastes

Two Conifers (Western Red Cedar/Juniper T1 and T2) fell. Two Oaks (T3 and T4) reduce crown by up to 3m. Group of Holly (G1) crown reduction by up to 2m.

The Town Council defers this decision to Mid Sussex District Council's Tree Officer.

DM/19/3340 – 3 Colwell Close

Ashenground

Scots Pine (T1) reduce in height and reach by approximately 4m.

The Town Council defers this decision to Mid Sussex District Council's Tree Officer.

ITEM 6

Week 1

DM/19/3292 – St. Francis Sports and Social Club, Colwell Road

Franklands

Additions to existing building to create new single storey Community Hall with ancillary meeting room facilities, site museum, WC facilities plus parking and external works (amended scheme to that approved under DM/17/0852).

Note – this application was deferred from the previous meeting held on 27 August 2019.

DM/19/2087 - Busy Bees Childcare St Francis Chapel Southdowns Park

Franklands

Proposed 2 totem signs and 1 building sign. (revised plans received 22nd August)

DM/19/3260 - Car Park Hayworth House 2 Market Place

Heath

Alterations to car park including new barriered entrance and exit, and signage.
New external lighting and bin/cycle store facility.

DM/19/3375 - 10 Elizabeth Place 13 Heath Road

Heath

Thuja (T1) - Reduce by 4m

DM/19/3396 -Merrion 21 Muster Green South

Lucastes

Sweet Cherry - Reduce crown by 3m

Week 2

DM/19/2160 - 47 Lucastes Avenue

Lucastes

Demolish existing garage and replace with a two storey side extension.

DM/19/3399 - 97 Western Road

Bentswood

New pitched roof loft extension to create further habitable accommodation above existing extents. Associated internal and external alterations.

DM/19/3415 - Old Granary Bridgers Mill

Heath

To dismantle Ash tree. Reduce smaller Oak by 2m all over. Reduce larger Oak by 1.5-2m.

DM/19/3427 - 15 Harlands Close

Lucastes

Variation of Condition 2 of planning application DM/18/1912 - Amend the dormer and rainwater goods material finishes.

DM/19/3473 - Oathall House 68 - 70 Oathall Road

Bentswood

T1 Silver Birch - Fell. T2 Silver Birch - Fell. T3 Silver Birch - Fell. T4 Robinia
Thin crown by 20%.

DM/19/3478 - 11 Hurstfield Close

Franklands

T1 Oak - Reduce crown by 6m.

DM/19/3495 - 17 Willow Park **Franklands**
(T1) English Oak - Remove epicormic growth from lower stem up to 5 metres height. (T2) Silver Birch - Reduce lateral spread by up to 2 metres heading east. Crown Lift by 2.5 metres

DM/19/3514 - 8 The Droveay **Lucastes**
T1 Hornbeam - Reduce crown by approximately 3 metres. T2 Oak - remove deadwood. T3 Hornbeam Remove laterally crossing branch. T4 Hornbeam – cut back lower branches by approximately 1 metre.

DM/19/3516 - 32 Lucastes Road **Lucastes**
Oak Tree(T1) - Reduce crown by 3m. Lift canopy to a maximum of 2m. Thin crown by 10% Spruce Tree (T2) - Reduce crown by 7.62m

DM/19/3017 – 70 Wood Ride **Ashenground**
Resubmission of planning application DM/19/0219 for the removal of attached garage and construction of single/two storey rear/side extension incorporating changes to the proposed integral garage. Amended plans received 28.08.2019 showing side door and ramp removed.

Week 3

DM/19/3302 - 23 Rushwood Close **Franklands**
Demolish existing garage and erect a single storey side/rear extension with associated alterations.

DM/19/3517 - 31 Sergison Close **Lucastes**
Proposed first floor side extension, a single storey rear extension and an extension to the front porch area. (Revision to permitted application DM/19/0580 to complete the external facades with a lighter render than originally intended).

DM/19/3592 - 80 Harlands Road **Lucastes**
To demolish the conservatory and erect a single storey rear extension with a pitched roof over the existing and new extension with two dormer windows above. Resubmission of permitted application DM/18/4056 to maintain first floor right side elevation window as an opening window.

DM/19/3653 - 50 Gower Road **Ashenground**
Proposed replacement of existing rear conservatory with a single storey rear extension. This is an application to establish whether the development is lawful. This will be a legal decision where the planning merits of the proposed use cannot be taken into account.

DM/19/3670 - 12 Lucastes Road **Lucastes**
Variation of condition 4 relating to planning application DM/17/0578 to permit a raft type of foundation.

Committee Meeting: Planning

Report of: Town Clerk
Date: 16th September 2019
Subject: Destination Haywards Heath

Purpose of Report:

1. The purpose of this report is for Members to consider the ratification of a recommendation of a Town Council Working Group.

Summary:

2. Destination Haywards Heath, outlines the priorities for Haywards Heath Town Council over the next ten years (with review during the life of the document). These priorities will be delivered in partnership with our principal authorities and in some instances by the Town Council directly.

Recommendation(s):

Members are recommended to ratify the recommendation of the Planning Working Group dated 3rd September 2019 to;

Recommend the '*Destination Haywards Heath*' document, as presented as Appendix 1, for adoption by Full Council on the 30th September 2019.

Background:

3. Destination Haywards Heath is intended, if adopted, to be the Town Council's aspirational Business Plan (priorities), which has evolved from what was the Town Council's adopted 'Art of the Possible' (March 2016).
4. Destination Haywards Heath outlines the future business of the Town Council and draws together all of the strategies and policies that already exist in Town Council's adopted Neighbourhood Plan and the priorities of Mid Sussex District Council through its District Plan and Economic Strategy along with the priorities of West Sussex County Council's Aitkins Study (Town Centre Highways priorities).
5. This report offers the first opportunity for public scrutiny of Destination Haywards Heath with a view to Full Council ratification. The phasing of the delivery of the priorities has been agreed by the Planning Working Group as presented. It must be noted that the phase one priorities, outside of the Allotments/Cemetery/Country Park would be included in the Haywards Heath Town Centre Masterplan and Economic Strategy being developed by Mid Sussex District Council.

6. All of the priorities have already been agreed at the highest level and are set in policy and need to be delivered in a structured and cohesive manner working together in three tier of local government approach in close partnership. The Town Council's role will be voicing its views and that of its community whilst delivering infrastructure to support its core services and the needs of an ever-growing Town.
7. There is also commitment to promote a green environment (by agreed addition of reference to HHTC Environment priorities and the background Framework document)
8. The adoption of the document is very important to regulate the delivery of Town Council priorities and the strategic aims of the Town's infrastructure development, which is all the more important with 5000 new houses planned within half a mile of the Town, 1000 in the Town and 1500 in the surrounding parishes.
9. The only change to the document, as agreed by the Planning Working Group, is a brief Foreword by the Town Mayor on page two of the document.

Financial Implications:

10. None – each project will be costed if there is a requirement to when each priority comes forward for delivery. This will be in the terms of projects that the Town Council delivers directly.

Policy Context:

11. Power of Competency. The Town Council confirmed that it was eligible to adopt and exercise the Power of Competency at the Annual Meeting of Full Council dated 13th May 2019. The scope and some limitations of the General Power are set out in sections 1 to 6 of the Localism Act 2011.

Business Plan notes for Destination Haywards Heath

Destination Haywards Heath priorities HHTC/MSDC

Phase 1

- Country Park, Allotments, Cemetery
- Retail Centre Improvements
- Parking strategy - Time Focussed Objectives
- South Road Scheme (review Atkins Report objectives)
- 1TB Fibre Internet Connection.
- Business Improvement District – (if adopted by businesses)

Phase 2

- Re-engineering of key roundabouts to provide better access to relief road, whilst deterring journeys through Haywards Heath
- Town Centre - Sub-standard properties require improvement
- Improve Leisure/Arts facilities in Haywards Heath
- One-Way Gyratory – Reduce Pollution, Congestion/Crossing Traffic Flows + Cycle Tracks- (Address Non-Rush Hour speeding dangers)
- Consider HH Plaza concept project (Haywards Road to Sussex Roundabout)

Foreword

This document is the culmination of five years of work from the production of the 'Art of the Possible' (2016) strategy, to this document 'Destination Haywards Heath, which looks at the priorities for Haywards Heath Town Council over the next ten years. These priorities will be delivered in partnership with principal authorities and will ultimately make Haywards Heath even more economically viable for future generations, which will make our community more vibrant and the Town an even more sustainable place to live, work and play. In addition to the Town Council's pledge to work with its principal authorities it will also welcome input from volunteer clubs and organisations, the business community and, of course, the valuable and much needed input of our ever-expanding community.

Cllr Alastair McPherson (Town Mayor)

Haywards Heath Vision

Haywards Heath is a fast-growing former market town in the heart of Mid-Sussex. We must offer our residents a safe, sustainable, healthy and sociable place to live, work and play. With outstanding transport links to London and Brighton, the town offers a positive, progressive lifestyle, good education facilities, a flourishing business sector and a vibrant social environment. Our residents not only work successfully within the town but should also be able to enjoy their entertainment and leisure locally too.

Town Centre Vision

We live in changing times, with rapid technology innovation, growing environmental pressures and awareness. Developing social and economic change requires and demands that our ideas grow and evolve too. Working collaboratively with principal authorities, and community/voluntary partners, we must deliver the modern, vibrant town that our community deserves.

The Grimley and Timpson Reports, together with the Portis Review provide fresh analysis, evolving strategy to deliver increased footfall in our Town Centre. We aim to change the outdated portfolio of retail shops and recreation provision in the town centre into a community hub destination, transforming Haywards Heath into a destination residents aspire to visit, and enjoy for decades to come.

The Business offer and the Town Centre

We actively support a vibrant business sector in the town, encouraging establishment of new businesses to improve local employment opportunities.

Business/Commercial Strategy

1. Provide 1TB Broadband and outstanding communications infrastructure.
2. Understand our local growers and suppliers - bringing them into retail areas to add to a 'home grown' mix. (E.G.: John Lewis/Waitrose do this).
3. Promote Financial Sector and Corporate sites to develop the Hayward Heath business hub in Perrymount Road.
4. Encourage and support pop-up enterprise and boutique/independent shops into South Road and leisure/retail areas, such as the Broadway.
5. Encourage Retail interface space: Physical collection point to collect/return multiple choice online purchases and changing room/try-on area to support increased footfall.
6. Support innovation/development of shared spaces for small/incubator initiatives to encourage business growth & cross-fertilization in our business parks.
7. PAYGo Gym facilities.
8. Support Town Centre development potentially through delivery of B.I.D. - Business Improvement District.

Leisure/Recreational provision

Our town centre needs a wide spectrum of sustainable leisure activities for residents/visitors, harnessing existing facilities and using our open spaces and green lungs.

1. Deliver a Country Park.
2. Support enhancement of Art and Cultural facilities in the town centre, close to sustainable transport links and parking.
3. Encourage Tourism, leveraging wine and garden routes.
4. Encourage development of a small iMax/Art House Cinema/Restaurant venue (modelled on the Uckfield Picture House) and virtual museum in Haywards Heath, Laser Quest/Climbing/Trampoline Parks.
5. Empower local artists to work and support pop-up galleries, restaurants and public space exhibitions.
6. Leverage our venue and diverse community within Haywards Heath, encouraging live music and creative groups to enhance the Town pulse.
7. Support and facilitate via the HHNP the arrival of the Bluebell Railway into HH.

The 'Green' Environment

HHTC will consider climate issue through acknowledgement of the climate change agenda and a policy (Environment Priorities and Environment Framework database) will support this document produced by the Town Council as an appendix to this report.

Our Neighbourhood Plan is underpinned by a positive commitment to protect the environment with a strong green environmental thread running through our work to deliver a better future town, supported by green infrastructure, green corridors, parks, woodland and Country park. We need radical change and leadership to move commuter cars away from the Town Centre, enhancing the environment, reducing pollution and congestion. A more attractive, Town Centre supported by sustainable transport offers a more appealing destination.

The inclusion of designated Cycle Highways into our town and the gyratory system is a key ingredient to delivery further sustainable Health and Well Being benefits for the community.

The combined Neighbourhood and District Plans provide relevant Planning Policy to defend the green boundary buffers around our town, with future updates to reinforce protection.

Vision Delivery

Enabling the Master plan and key deliverable by HHTC and Partners

Strategic Context and Deliverables

MSDC Economic Strategy HH Town Centre Masterplan

Strategy to develop a Town Centre Masterplan for Haywards Heath which HHTC has partnered since inception and will produce a Supplementary Planning Document.

Car Parking Strategy

Car Parking Strategy Review for Haywards Heath developed by MSDC as part of its Economic Strategy over the coming year, partnered by HHTC as primary stakeholder. This must be objective driven by location.

Car Parking Strategy must be clear and delivered geographically driven and defined by user categories (commercial, retail, leisure, H&WB) to support and deliver wider planned objectives, with minimal environmental impact.

- **Purpose**
On street parking provision should be configured to provide easy, focussed spaces for high-turnover, short stay visits to support and sustain nearby businesses, leisure, health & well-being, commercial activities.
- **Pavement Parking Ban**
Protect pavements for people. Reduce ongoing taxpayer costs for maintenance, to support enforcement and allow ability to permit pavement parking in specific areas, E.G. to strategically support/protect employment/residential. Aesthetic street scene improvements combined with Safety/Cost improvements.
- **Short Term 1 Hour No Return Same Day**
To promote high turnover opportunity for residents/commuters/workers and visitors, supporting local businesses. The Same day return after 0.5/1/2/4 hours undermines strategy and enforcement objectives and does not provide a benefit to the wider public.
- **Short Term - 2 Hours**
Limited number to allow strategic placement near retail business for customer use – For example Leisure/Commercial - The Broadway with No same day return.
- **Longer Periods - 4 Hours**
Exceptional – to support temporary disabled bays, place of work employment/residence. No intention to provide free commuter parking.
- **Disabled/Blue Badge Parking**
Extend provision to evenings to support 24/7 safe location access for disabled patrons. Time limits during day?

- **Commuter/Retail/Commercial Parking**

Several car parks cater for these segments; however, capacity is stretched, and often fully occupied. e.g Station Car Park requires immediate extension by 500 places. Raft over entrance road and/or extend over Waitrose Car Park.

Objective to define space for use. Set timings to support that objective and allow enforcement support to develop and encourage habitual use and to provide sustained delivery for the town. We should never use a “return within” period unless there is a clear and widespread benefit as this undermines enforcement officer efficiency and wider policy objectives.

New Homes and Jobs

Building over 5000 new houses to the south and another 2000 homes in Haywards Heath and the Science Park will create 15,000 new jobs plus Gatwick expansion will provide another 12,000. This will further increase pressure upon our existing roads and transport infrastructure. We need an intelligent one gyratory system to manage these challenges.

- **One-Way Gyratory System**

This study focussed upon changing the use and direction of a few small, but strategically important roads within the town centre area. Objective, to make Haywards Heath a better, healthier, more attractive place to live in and to visit. Solution to deliver Destination Haywards Heath.

Internal Road Network Strategy: To Leverage the layout of existing roads, improving efficiency, actively deterring drivers using the town as a commuter corridor through route, supporting the WSCC “To-Not-Through” policy via delivery of the “**Destination Haywards Heath**” strategy.

- Initially the team worked to deliver a small part of the Atkins project nicknamed “**The Boulevardization of South Road**” to provide a safer pedestrian environment via a shared space scheme, with reduced traffic flows, greening via extensive planter-based trees and traffic calming measures. We now have a much better. Informed understanding of why the town doesn’t work efficiently and why we have so much traffic. This has a cumulative negative impact upon the town.
- A destination analysis of what traffic uses our local roads was constructed. This quickly highlighted the “Northern” issue very clearly. It also underlined the habitual nature of road use, rather than a clear requirement for use. The need to use our roads more intelligently inevitably led to consideration of a simple one-way system:
- A simple one-way Gyratory system will route traffic through and around the town more efficiently, allowing smoother traffic flow to key destinations, resulting in less gridlock and the toxic pollution it inflicts.

Efficiency could potentially be further improved by adopting a 20-mph zone (not limit).

- **NB:** Zones are cheaper and do not require enforcement and critically reduce speeds more effectively than limits. This would also passively deter thru-traffic.

Draft Gyratory Scheme

The Gyratory Scheme – How it works	
Paddockhall Road	Northbound only to Bannister Way
Bannister Way to Commercial Square (reverse station entrance/exits)	Eastbound only to Commercial Sq.
Boltro Road	Two-Way North-South (no change)
Oakland Rd(Boltro Road->Paddockhall Road) Past Library	One-Way to prevent rat-run
Queens Road to Oathall roundabout -Eastbound	A) No Right Turn from Bridge Road to reduce to reduce crossing traffic (considered as stage 1) <i>and One-Way TBC only as stage 2 provision with Cycle Track</i>
Oathall Rd Roundabout to Commercial Square - Westbound only via Sydney Road.	<i>to reduce crossing traffic (stage 2 as above)</i>
Perrymount Road Northern End	Two-Way Commercial Square to Clair Road
Perrymount Road South of Clair Rd	Southbound only from Clair Road- Allows Station traffic to exit both ways.
Heath Road	Two-Way Broadway/PMRd to Newtons Surgery/Car Park
Heath Road -East	Car Park/Newtons to Oathall Rd One-way only East
Church Road	One-Way only Westbound
South Road	One-Way only Eastbound
Muster Green South	One Way only Westbound
Paddockhall Rd/Muster Green to Sussex Road Roundabout via South Rd	Enhanced Cycle path, and emergency services lane. Reducing Pollution & Congestion, improving ES access.

- The road system configured above evacuates traffic more efficiently and quickly from the town, due to driver education and the elimination of competing cross-traffic flows.
- The Broadway is currently a major congestion and pollution area – which requires cycle parking racks, re-engineering of parking spaces/times, supported by enforcement.
- Consider Sydney Rd parking removal or one-way connection and/or No Right turn from Bridge Road into Queens Road and/or either a Left or Right turn only from Queens Rd into Mill Green Road.
- South Road has seen an upsurge in through traffic within the Town Centre, creating an uninviting ‘High Street’ within Haywards Heath, noise, polluted, congested and as far from a destination that people want to frequent as is possible. This needs to change. The Town Council have completed the first stage of a greening project for South Road. The aspiration is to increase footfall, developing increased social and economic vibrancy within the town centre. The improved environment of South Road supports a better **Destination** for Haywards Heath residents and visitors.

- Delivery of new A roads leaving not only Burgess Hill towards the A23 but connecting the two towns and Haywards Heath to the north and other regional routes.
- The South Road scheme should be considered in isolation as it links public realm upgrades to the Town Centre and Orchards car park, supporting a retail plan to boost the local economy as part of the destination Haywards Heath strategy and draft Haywards Heath Master Plan.
- **Review Atkins Report**
- The Atkins report should be re-evaluated by HHTC to consider compliance with any agreed DHH objectives.
- **Traffic Data**
- Subject to data harvesting/research to provide traffic metrics required, together with environmental impact assessment with supporting data.

Business Improvement District

BID for Haywards Heath. This would involve the raising of business rates to produce revenue to invest into projects to enhance/promote the Town Centre. The introduction of a BID and a rise in business rates would go to a referendum of the businesses within the designated area. At the present time MSDC consultants are scoping work for a BID and gauging support. MSDC and HHTC agreed the specification used to tender for the consultants and will join the regulatory body to administer any successful formed BID. District Council are leading this consultation/study.

Country Park Cemetery and Allotments

Policy H5 of the HHNP HHTC outlines the transfer/purchase of land off Hurstwood Lane for use as a Country Park, together with land for a Cemetery and Allotments, plus protection of Asylum (Ancient) Wood.

The Town Council's objective is to architect "Destination Haywards Heath" through an updated Land Use Document – the Neighbourhood Plan/HHNP, combined with a Sustainable Transport and Parking Strategy produced by MSDC. This collaboration supports a better, sustainable future for the town, and the BID/Business Investment District promotes delivery of these strategic project