



Sedlescombe Parish Council

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Additional Matters to be the subject of the Unilateral Undertaking

Re: RR/2014/147/P- Brede Lane - Land at, Sedlescombe & Appeal Ref: APP/U1430/A/14/2219706

Parish Council has noted at 4.3 on the Statement of Case submitted to the inspectorate that MJH Executive Homes are at an advanced stage of preparing a unilateral undertaking in liaison with Rother District Council. We would ask that the following list be included in the undertakings made by the developer should the appeal be upheld.

1. That no further development of this AONB green field site should be permitted and that the landowners be required to dedicate the rest of the field as a permanent green space. (Note: the developer had originally proposed 50 houses and an office block to be built entirely across this field and it is the community's belief that this development will be 'the thin end of the wedge').
2. The developer funds at least 10 parking bays along Brede Lane in consultation with ESCC and the Parish Council. (See appendix 2)
3. Any resident with a dwelling directly attached to the site and Street Farm be compensated for the discomfort they will experience during construction. We would suggest £50 per month for every part or whole month taken between commencement and first occupancy of the proposed development.
4. The developer is required to resurface Brede Lane between the B2244 and the site entrance which will take a significant level of HGV traffic during construction.
5. That no HGV's be allowed along Brede Lane before 9.30am or after 2.30pm to avoid the peak hours and the school pick up time.
6. That all construction vehicles be required to enter and leave the site to and from the B2244 and not use the small country lanes running to the East of the site entrance.
7. No vehicles associated with the construction are allowed to park on Brede Lane.
8. No HGV's to stop in the village.
9. The developer is required to fund the conversion of the land being given to the school into a sports field.
10. The developer is required to repair all damage done to the Village Green which in the past has seen significant damage done by HGV's when construction has been undertaken in Brede Lane.
11. Lighting be removed from the development as there is no street lighting anywhere in Sedlescombe which is an important feature in differentiating between a town and a village.

Jul-14