



Rottingdean Parish Council Infrastructure Development Plan 2021/2025

(updated February 2022)

Chris Hayes – Parish Clerk

Major Projects

1. **Rottingdean High Street - Air Quality improvement (Essential)**

BHCC with support from RPC

BHCC Council Officers: David Parker, Sam Rouse, Len Holloway, Matthew Thompson

Parish Councillors: AQMA working group – Councillors Sue John, Graham Sheppard and Julie Lawrence.

Project summary:

Aim; To reduce pollution levels to within legal limits allowing the removal the Air Quality Management Area designation from the High Street

This project is intended to modify and monitor traffic flows in Rottingdean High Street to improve air quality. It is focused where road traffic emissions are closest to residential dwellings in the Canyon part of the High Street in the Air Quality Management Area (AQMA). The intention is to improve air quality and mitigate existing pollution levels and pressures of new development.

The project is within Rottingdean Parish Council boundaries, supported by BHCC and takes into account the findings of the Local Transport Plan, the Local Air Quality Strategy and the DEFRA reporting process – for delivery within AQMA.

Progress & current position

An Experimental Traffic Regulation Order was put in place in October 2019 for an intended period of 18 months. The experiment has been affected by the Covid 19 pandemic and the ETRO has now been extended a further 18 months to October 2022. A consultation is about to take place on the implementation of a ban on turning right when exiting Park Road on to the High Street

Timing

The initial 18 months trial that commenced in October 2019 originally due to conclude Spring 2021 has been extended to October 2022.

Costs

RPC costs agreed in principle at Sept 2019 council meeting. RPC allocated £10,000 in the 2019/20 budget and proposes to set aside £500 in 2020/21 towards potential future costs. Expenditure was not incurred and funds carried over to 21/22

2. Rottingdean Lower High Street (Important)

Project Board

Sue John – Chair

Parish Clerk - Project Manager

BHCC Councillors: Mary Mears, Joe Miller and Bridget Fishleigh.

Parish Councillors: Bernard Turnbull (Project Lead), Kerry Levins, Nadine Fox

David Parker – Head of Transport projects BHCC

Working Group, Cllr John (Chair), Cllr Turnbull, Cllr Levins Cllr Fox.

Project summary

Aim: to transform the Lower High Street to a pedestrian priority area where vehicles have controlled access for loading and where there are exclusive pedestrian areas and in the longer term provide all weather use of the Terraces and better access for all to the undercliff and beach

Progress & current position

Urban Movement have consulted key stakeholders and provided an initial design concept that has been agreed by the project board and RPC. A concept design report was produced and consulted on in Autumn 2021. The [consultation responses](#) indicated general support, but concerns were raised about vehicular access and parking. Work is now underway to review the design and develop a further design. A fund-raising committee has been established.

Timing

Medium/long term. Subject to further discussion with the project board and approval by RPC an agreed design will be produced and during Spring 2022. Subject to further consultation intention is to begin work on phase 1 in 22/23

Costs

The cost estimates for Phase 1 range from £350,000 to £1.6m depending on the precise specification and materials used. £25,000 has been allocated for 2022/23. RPC will work with BHCC to fund the remainder and subsequent phases through LTP5 and/or through any possible CIL levy monies and via other fundraising activity.

3. Park Road Toilets, Rottingdean (Essential)

Parish Councillors: Sue John, Kerry Levins,

Project summary

This project is to refurbish old, inaccessible public toilets in Park Road, Rottingdean, to make them accessible to wheelchair users and people with restricted mobility. This will improve health, well-being and quality of life for residents and visitors.

Progress & current position

Following a tendering exercise a contractor was commissioned in August 2020. Work has been delayed by social distancing restrictions and the need to remove a mains electrical connection. It is now expected to commence in Spring 2022.

Costs

A tender for £50,000 was accepted and a contractor appointed by BHCC. A further £1910 is required for essential electoral mains works.

Timing

Work to start and complete in 2022/23 Financial year.

4. Street lighting (Important)

Led by: BHCC and RPC

Parish Councillors: Graham Sheppard, Bernard Turnbull

Project summary

This project is to install new heritage lighting columns (with LED fittings) around the village green and pond in Rottingdean in partnership with BHCC ,as an improvement to the street scene in the Conservation Area.

Progress & current position

All Phases 1 to 5 have now been completed. Following final checks the project will be closed

Timing: To be completed during 21/22

Costs: RPC £18522 following re- specification work agreed with BHCC in September 2021.

5. St Aubyn's field and Chapel adoption (Essential)

RPC & BHCC and the developers of the St Aubyn's site.

Working Group Cllr Nixon (Chair) Cllrs John, Lawrence and Sheppard.

Project Summary

Under the St Aubyn's site section 106 agreement between Fairfax and BHCC the developer has offered to transfer St Aubyn's field along with the Chapel, Pavilion, War memorial and water fountain to Rottingdean Parish Council or a body formed by it. The Parish Council needs decide upon the terms of the transfer, the future use of the Field and legacy buildings handed over and how the assets will be managed in the future.

Key outputs are

- Arrange appropriate consultation with relevant stakeholders/ communities to establish and validate proposals for the future community of the St Aubyn's field, pavilion, memorial and water fountain as well as the St Aubyn's chapel within the context of the section 106 option.
- Facilitate a timely decision regarding the potential adoption (or not) of the relevant St Aubyn's assets in line with section 106 requirements.
- Propose options and recommendations for the most appropriate long term management organization to manage operational maintenance and further development of the St Aubyn's assets in case of adoption. Propose the optimal timing when any such an organization should be implemented.
- Clarify how any future management organization would be accountable to the public/RPC for performance and expenditure and how such an organization could extend its scope to manage additional RPC community assets if required.

Progress & current position

A project approach in three work streams was approved in September 2021:

- Stream 1: The Chapel acquisition and use. Team members Councillors Nixon, Lawrence, Sheppard, C Hayes Parish Clerk, Michael Bennett.
- Stream 2: The field acquisition including the pavilion, the fountain and the memorial: Team members Councillors Nixon, Turnbull, Fox (to be confirmed) C Hayes Parish Clerk, Michael Bennett.
- Stream 3: The Management organization to ensure effective ongoing operational maintenance and improvement if assets are acquired.: Team members, Councillors Nixon, Levins (TBC) , John; C Hayes, Parish Clerk, Michael Bennett

Timing

The transfer of the land is not expected until 50% occupancy of the new dwellings, not likely until mid/late 2023. The transfer needs to be agreed in February 2022. The aim is to complete due diligence including analysis, future management arrangements and uses for the Chapel and Pavilion during 21/22.

Costs

£1000 was allocated in 21/22 for research. £15,000 has been allocated for 2022/23 to cover legal, architectural and survey costs.

Maintenance and Minor Projects

Access and other minor improvements to the infrastructure & public realm of the village and its environment

1. Improvement of village signage

RPC and BHCC

Aim: to improve the signage around the Village to better direct tourists, enable events to be publicised provide new gateway and other signs i.e., 20 is plenty, Removal of redundant signage and replacement

Progress & current position. A number of signs have been repaired and '20 is Plenty' signs deployed. In addition, 7 new notice boards are to be put in place during 21/22 for which £7000 was allocated. The project will continue during 22/23 including the placement of a finger post and renewal of Village Gateway signs.

Timing: To complete during 22/23

Costs: £2,000 allocated in 2022/23 budget

2. Repair High Street Pavements (Essential)

Aim. To investigate the feasibility of improving the safety of the bricked pavements around the High Street – following concerns expressed by residents in the Village Survey.

Progress: BHCC engineers have been consulted and will come forward with options/cost estimates

Timing: the aim is for phase 1 the work to be completed within 22/23.

Costs: As yet unknown. £10000 has been allocated repair/replacement in 22/23. It is likely this will require a rolling programme.

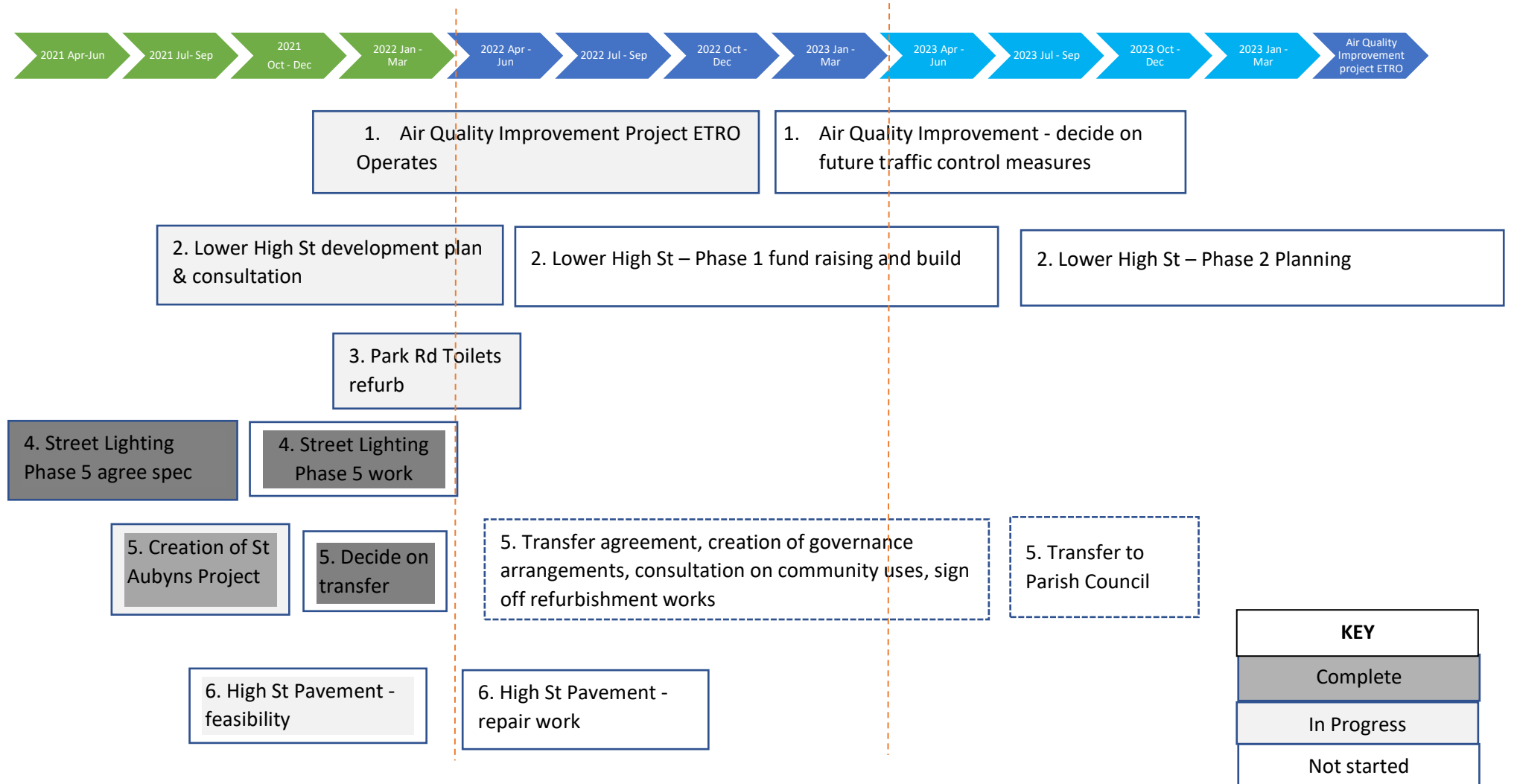
3. Pond Path. (Desirable)

Aim: To Improve access around the Village Pond and convert an existing car park space to 'disabled' and designate an area next to that space for wheelchairs to be able to freely access the proposed path.

Progress and Current Position. A tender has been accepted and the building work discussed with the contractor.

Costs. A budget of £7000 has been allocated for 2022/23.

Timeline Summary



Annex - Glossary and references

(E) Essential - Identifies infrastructure provision that is vital to meet strategic objectives OR to enable delivery of new development;

(I) Important - Items are necessary but alternative infrastructure capacity may be able to accommodate incremental impacts from new development;

(D) Desirable: Items to meet other strategic or community aspirations that may add to the quality, functionally or attractiveness of an area