



Regency Square Area Society

NEWSLETTER 149
November 1999

A Date for Your Diary!

The Society's Winter Social Evening will be held at the Beach Hotel at 7:30 pm on Wednesday 17 November. Refreshments will be served and there will be a prize raffle.

Local historian, Geoff Mead will give a talk on the history of our area, illustrated with slides.

Bring your neighbours!

The Cost of Keeping the Pier

It would be pointless to restore the West Pier if there was then no money to maintain it. So any scheme to save the pier must be able to show where that money will come from.

The simple answer is, rent. The restored buildings on the pier will be let out to commercial operators and thus generate income. However, the West Pier Trust has given an undertaking that the buildings will be no larger than they were in the mid twenties.

This is a problem. Buildings of that size would not produce enough rent. That is where the Council comes in. They own the land on the lower

promenade either side of the pier. At present that land contains a paddling pool on the east and a pétanque rink on the west.

The Council is keen to see the Pier restored and may be willing to allow the Trust to lease this land to build additional building and thus generate the extra rent needed to make the pier viable.

So What About the Paddling Pool?

We asked this question. The answer is not clear yet.

The Council is keen to minimise the amount of extra development needed. We have been given two assurances by Bob Bruce, the Council officer in charge of the project.

The first is that the Council would "look to relocate" the paddling pool if its existing site were to be built on. The second is that the new upper floor of the Al Fresco restaurant will not be taken as a precedent for the height of any other new developments on the lower promenade.

When will we be Consulted?

We also asked this question. The Council is not consulting at present because there is no scheme to consult about.

Mr Bruce gave a third assurance, namely that local people would be consulted well before any scheme is finalised.

End of an Eyesore?

Number 128 Kings Road is one of the most run down properties in our area. It is located on the seafront immediately to the east of Abbots. It presents a boarded up backside to Queensbury Mews.

Recently there was a fire on the first floor and the fire brigade was called. Fortunately no one was hurt.

A planning application has now been submitted for conversion to self-contained flats with a four storey extension to the rear for a staircase.

What Can be Delivered When

Deliveries to BUPA in Russell House cannot be made between 7pm and 7am Monday to Saturday or at any time on Sunday. This is one of the conditions imposed when planning permission was originally given for the building.

The Council's Planning Investigation Officer, Max Woodford has reminded BUPA of this condition and indicated that if it is breached, enforcement action could be taken.

Mr Woodford can be contacted on Brighton 292366.

B2K

Reserve yourself a place at the breakfast of the millennium! Join your friends and neighbours for a communal breakfast at the Regency Restaurant at 10 am on Sunday 2nd January 2000.

Return the form to reserve your place!

To Roger Hinton, 39 Regency Square, Brighton BN1 2FJ

Yes, I would like to come to the Society's Millennium breakfast at the Regency Restaurant on 2 January.

Number of full English breakfasts _____
Number of continental breakfasts _____

Name _____
Please do not send any money - pay on the day.

Let's Get into the Argus ...

Our local paper has a regular feature of community news submitted by local neighbourhood correspondents.

We are looking into the possibility of getting our area included. If you have any news such as forthcoming events or fund raising activities, contact Brian Smith (tel 325175).

... and on the Right Side of the Law

The police are trying to improve their contacts with local communities. So if you have any issues you want to raise with them, contact Brian Smith who will pass it on to the relevant PC.

Give Us Food!

What Waitrose needs is some serious competition. We were hopeful that the new Churchill Square would create the opportunity for another food store.

In the past we have raised this with the Churchill Square management and directly with Tesco, but without success.

We are now contacting Debenhams to ask them to consider converting their lower floor into a food hall.

How Do you Get There from Here?

Other parts of the town, such as the North Laine have recently acquired smart, new, traditional style signposts, pointing the ways to places of interest.

We are investigating the possibility of a similar improvement in our own area.

Going for £10K

The Regency Square Improvement fund currently has over £9,000 in it. So we have decided to try to push it to £10,000.

The next fund raising event will be a silent auction at the Beach Hotel at 7:30 pm on Thursday 16 December 1999.

The idea is that you will be able to view the lots on offer and write your bid on a card next any that you like the look of. As the evening progresses you might have to increase your bid to be sure of getting what you want.

So make a note in your diary!

Learning about Local History

7:30 pm on Wed 17 November
at the Beach Hotel
Regency Square

Society social evening with an
illustrated talk by Geoff Mead

Refreshments will be served.

All members and their guests welcome.

Society Contacts:

CHAIRMAN, Brian Smith ☎ 325175;
SECRETARY, Andrew Walker ☎ 700340;
TREASURER & NEWSLETTER, Roger Hinton
☎ 321794 email hinton@clara.net

There's Conservation and there's Conservation

The new development in the basement of 43 Regency Square has been commented on by several members.

When the original planning permission was given we had understood that the new facade of the building was to match the others in the same terrace.

Quite clearly this is not the case. The windows are not curved and are double glazed. The basement wall is curved, when the neighbouring ones are flat.

If the owner of a neighbouring property were to install double glazing or change the shape of the building they would quickly be told that they were breaching conservation requirements.

The explanation is this: when planning permission was granted in 1998 it was stated that details of the windows had to be submitted to the Council for approval. Details were submitted in January this year and were approved by the Conservation Officers. So what you now see has Council approval.

It seems that the Council's own experts don't really know what's right and what's wrong.

New contact number for refuse and
street cleaning problems: call SITA on
274674