



NEWSLETTER 303 February 2016

QUESTIONS, QUESTIONS

Have you filled in your copy of the Regency Square Gardens Regeneration questionnaire? Please have your say about how you see the future of the gardens.

We are grateful to Dairmuid Gavin for having donated, completely free of charge, three possible landscaping plans. Do you like them? Do you hate them? Do you have some wonderful ideas that you can share with the committee?

It was the City Council which asked the Regency Square Area Society to consult with local residents and businesses and draw up some proposals for how this money should be spent. This is a great opportunity to say what we want the garden to look like and how we want to use it.

If you would like another copy of the questionnaire, you can find it on the Society's website (www.regencybrighton.com) or phone one of the Society's officers (numbers below).

Society Contacts

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AGM - 18 APRIL 2016

The Committee is delighted that Cllr Gill Mitchell has accepted an invitation to speak and answer questions at the Society's AGM.

Cllr Mitchell is chair of the City Council's Environment, Transport and Sustainability Committee. All three aspects of her remit are of vital importance to a city centre area like ours.

The meeting will be held in the Sandringham Room of the Metropole Hotel. Guest speaker at 7.30pm, refreshments at about 8.30 and business meeting at 9.00. Members, their guests and visitors warmly welcomed.

Local restaurants, hotels and other businesses have, as ever, been extremely generous in donating superb prizes for the raffle. Come just for that if nothing else!

BYE-BYE BUPA



BUPA Insurance Ltd have made a planning application for "Prior approval for the change of use from offices (B1) to 54no flats (C3) with associated car parking, cycle parking and bin storage"

In other words, BUPA are asking for confirmation that they do not have to have make a full planning permission to turn their offices into flats.

To that end, they are selling off all the leases on the flats and houses in Russell Mews. They (or any future purchasers of the site) will retain control over access to the "BUPA building and the Russell Mews courtyard.

Opinion is, naturally divided. On the one hand, this development will give many small families the chance to have a home in a very central area.

On the other hand there is some natural concern that movement of motorised traffic in such a confined area could lead to considerable pollution.

There are several covenants on the building which relate to when it was first built. The key ones are those relating to "overlooking" properties on the north side of Regency Square. At present, all south facing windows have obscured glass. For the same reason, BUPA employees were not allowed access onto the south facing balconies. And yet it is the south facing aspect of the property which would be one of its most attractive features.

As this application is no more than "Change of use", the Conservation Advisory Group will not be consulted. If you wish to comment, you are advised to do so before 5 March on the relevant website: <http://tinyurl.com/gse4wg7>

i360 CONTACT NUMBER

The i360 made the noise. The i360 management apologised promptly. More importantly, the i360 management admits to having learned an important lesson: namely, that local people need a contact number 24/7. Phone the following number in any emergency and you will be able to talk to a member of the i360 team : **03337 720 360**

To receive regular e-mail updates about the i360, sign up for their mailing list: <http://tinyurl.com/hpnt8pm>

A BENCH FOR WEARY BONES

A bench will soon be refurbished, thanks to Robert Feld. Here is Robert's tribute to his family:

"The bench will carry a plaque dedicated to my late parents and sister:-

In loving memory of
Alfred Feld, Regency Ward Councillor for 25 years
and Lily Feld,
Mayor and Mayoress of Brighton 1978
and their daughter Robbie
All of whom lived in and loved this square

In 1953, just after I was born, I lived at 60 Astra House with my parents and sister. Later when my parents, who ran the Beach Hotel at 3 Regency Square, acquired no 4 as an annexe, we moved in "over the shop". Fast forward on some 14 years when, after selling the Beach Hotel, we moved to number 18 on the west of the square..

Many may also remember my Aunt and Uncle, the Taubs, who ran a delicatessen in Preston Street with unforgettable salt beef. Four of my cousins (all are still living), the late Robbie and I all started our school career at St Margaret's School in Queensbury Mews; alas later demolished to make way for the Metropole Exhibition Halls."

REGENCY SQUARE CAR PARK

Many of us have the "impression" that the car park is underused. Well, is it or isn't it? A member of the committee put in a Freedom of Information request asking for information about occupancy rates in the car park.

The response was: "Records of financial transactions are the only required records we keep. We do not hold occupancy data." How strange. After spending some hundreds of thousands of pounds on the car park, the City Council cannot tell how many cars are being parked there.

But wait! When in November 2015, the Society asked for a year-on-year comparison of usage between June 2014 and June 2015 the reply was: "the information for July will not

be available as the reporting system only retains data for the previous 2 months (approx.) and is therefore no longer held by BHCC."

So, the Council did have the information. It just decided to dump it after two months and the Society asked "oh! just too late. Sorry!"

The Society does not need to employ expensive accountants to tell us that the financial situation to some extent reveals the usage. Car in car park = money in slot.

This saga will run and run.

UNAUTHORISED LOADING IN ST MARGARET'S PLACE



Unauthorised loading - St Margaret's Place on 04.04.2016

Are you familiar with Traffic Regulation Orders (TRO)? Probably not? This is the instrument which in law allows the council to change the layout of our streets. It is not to give preference to business over the wishes of local residents. That is not the case in St. Margarets Place.

A TRO was imposed last year for a Loading Only zone outside the Metropole exhibition halls. The reason?

The hotel did not have enough parking space for exhibition traffic. Well and good, you might say,. However, the effect on residents of Sussex Heights and St. Margarets Place has been unacceptable. It is a dispute which comes on top of long lasting complaints against the hotel which fails to supervise the unloading of vehicles, inside its own loading bays. This is where the vehicles belong. The council thought so many years ago when the planning consent was given: These are the terms of that consent:

"(3) (a) the loading and unloading of vehicles using St.Margarets Place to attend the Exhibition Hall shall only take place within the building,

(b) all vehicles attending the Exhibition Hall shall enter St. Margaret's Place from Cannon Place in a forward direction and on departure enter Cannon Place from St. Margaret's Place in a forward direction."

What we want is the removal of the TRO and the hotel to live within its parking means. Manage the vehicles and the problem disappears! Sign our petition at 38Degrees: <http://tinyurl.com/z5kqjn6> or phone 01273 776361 or email your views by email to: joelinton03@gmail.com

TONY APPLETON - AN APOLOGY

The last Newsletter published incorrect information about the late Tony Appleton. Tony was not in the book trade. This information refers to another person of the same name. The Society apologises unreservedly for any distress caused to his family and friends.



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