

**Statement of Grounds in support of confirming Order - Part of public footpath
- St James's Place Brighton - s257 Town and Country Planning Act 1990**

The order is required in connection with planning permission for a gate at the south end of St James's Place, Brighton. The applicants for the planning permission are residents of St James's Place (owners of no.s 1 - 6). As St James's Place is a public highway, if the gate is to be lawfully installed the highway needs to be stopped up.

St James's Place is a cul de sac and is the main means of access to the six properties in St James's Place. These properties are on the eastern side of St James's Place. On the western side of St James's Place are the gardens to properties in the Old Steine. These Old Steine properties have a private access to their gardens which can be seen on the plan attached to the Order (running north starting between no.s 1b and 1c St James's Street. It is considered that no new alternative access is required as a result of the stopping up of St James's Place.

The gate will be electronically timed. It will remain open every day between the hours of 6 am and 8pm : outside those hours it can be opened by the residents of St James's Place and any other person or organisation who has an agreement with those residents allowing access over St James's Place.

It is understood from the applicants for the planning permission that the gate is required to prevent the continuation of anti- social behaviour (urination/defecation, litter) occurring in St. James's Place.

There are 2 outstanding objections - neither of which is from local residents. It could be said the objections are made as a matter of principle to the loss of public rights rather than as a matter of personal detriment.

Further considerations are found in the report to the Council's Environment Committee of the 18 March 2004 (document 6.).

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UNDATED