



Minutes	
<u>MINUTES OF THE ROADS COMMITTEE MEETING – A- AGENDA</u>	
<u>HELD IN THE ASSEMBLY ROOM ON</u>	
<u>WEDNESDAY 11th FEBRUARY 2026 AT 9.30AM</u>	
PRESENT	P Pearce (Procureur du Bien Public) (PP) (Chair) B Manning (BM) J Lagadu (JL) H Hubbell (HH) M Pirozzolo (MP)
IN ATTENDANCE	S Alves (Head of Infrastructure) (SA) A Roberts (Parish Secretary) (AR) A Sugden (CEO) (AJS) C Burgher (Head of Engagement) George Walker (WSP Watson Edwards Ltd) (GW) Peter McComiskey (WSP Watson Edwards Ltd) (PM)
APOLOGIES	Constable S Crowcroft (SC), The Very Rev'd M Keirle (MK) and T Russell (Refuse Manager) (TR)
NOT IN ATTENDANCE	J Baker (Procureur du Bien Public) (JB), J Donald (Finance Director) (JD,) K Proctor (KP) and A Sty (Infrastructure Manager) (AS)
DECLARATION OF INTEREST	None.
OPEN MEETING	Having been previously circulated, the 'A' Agenda Minutes of the meeting held on 14 th January 2026 were approved.
MATTERS ARISING	(HH) asked following her resignation, for an update regarding her replacement on the Vallee des Vaux Working Party. It was agreed that (HH) would draft a letter for (SA) to approve to advise the Working Party that a road safety audit had been undertaken, and several recommendations will be considered and implemented.
9/2026 PROPOSALS FOR CLEARVIEW STREET NIA	<p>Following the successful blueprint of NIA schemes on Pomona Road and Poonah Road, a design for Clearview Street NIA was presented by (GW) and (PM) of WSP Watson Edwards Ltd. The framework includes: -</p> <ul style="list-style-type: none"> • No loss of parking • Heritage-style street lighting, relocated to building façades to allow hanging baskets and irrigation system in former lamp post positions • Additional gullies where required and connection of pavement channels to existing surface water drainage, where feasible • Use of Roxem paving to highlight junctions and pavement widening where possible • Installation of new granite kerbs, with existing kerbs retained and reset as needed • Replacement of old concrete planters with Toc Pots cladding, including solutions for retaining established trees and creation of new planting areas • Replacement of outdated signage and installation of welcome signage • Resurfacing of carriageway and footways • Road markings reinstated upon completion <p>Once proposals are approved by the Committee, consultation will commence with the residents and road users.</p> <p>Consultation will follow procedures established for previous NIA schemes. (MP) asked to include a question as to whether seating is desirable and where it should be located. Consultation will also be undertaken with the</p>

	<p>Government the cycling group.</p> <p>(SA) explained funding options, proposing that the scheme be carried out in two phases during 2026/2027. Proposals include taking £88K from the street lighting budget to cover the cost of lamp post upgrades, and to use the general road resurfacing budget to cover approx. costs of £312K for resurfacing.</p> <p>The Committee unanimously approved the allocation of funds as stated above.</p>
<p>10 / 2026 DRAFT ROADS PROGRAMME 2026-2027</p>	<p>(SA) presented the Draft Roads Programme 2026-2027. Schedule A consisting of the general resurfacing budget and Schedule B for projects.</p> <p>(HH) recommended keeping the funding of NIA items that are must haves, not nice to haves, within these budgets.</p> <p>It was noted that the previously approved RPZ on Old Trinity Hill was still with Law drafting and would hopefully be implemented before the end of this financial year. Finances are required and were approved to be taken from the line marking, signage and street furniture budgets.</p> <p>The Committee unanimously accepted the proposals in principle.</p>
<p>11 / 2026 VERBAL UPDATE FROM TOWN CENTRE MANAGER</p>	<p>The Committee received a verbal report from Connor Burgher, Town Centre Manager, regarding footfall changes, parking/accessibility and the Battle of Flowers.</p>
<p>PLANNING APPLICATIONS</p>	
<p>12 / 2026 P/2026/10583 GREATER WORLD CHRISTIAN SPIRITUALIST CHURCH, 13 DORSET STREET, ST HELIER</p>	<p>Change of use from a place of worship to create 1, two-bed dwelling. Construct extension to east elevation. Various internal and external alterations.</p> <p>The Committee approved the draft comments detailed in the planning repost 11th February 2026.</p>
<p>13 / 2026 RC/2026/10602 MAISON LES ARCHES, LA RUE LE MASURIER, ST HELIER JE2 4AF</p>	<p>Vary condition 5 of PP/2015/1538 (Allocation of car parking spaces and cycle storage spaces. For the avoidance of doubt there shall be no car parking by commuters or non-residents other than persons visiting residents. Car parking shall not be sub-let or reassigned to non-residents of the development.) To allow use of surplus parking spaces by other residents living within 300 metres of the site.</p> <p>The Committee approved the draft comments detailed in the planning repost 11th February 2026, but felt parking could be extended further than 300 metres.</p>
<p>14 / 2026 RC/2026/10603 EDINBURGH HOUSE, GREEN STREET, ST HELIER</p>	<p>Vary condition 4 of PP/2017/0747 (Allocation of car parking spaces and cycle storage spaces. For the avoidance of doubt there shall be no car parking by commuters or non-residents other than persons visiting residents. Car parking shall not be sub-let or reassigned to non-residents of the development.) To allow use of surplus parking spaces by other residents living within 300 metres of the site.</p> <p>The Committee approved the draft comments detailed in the planning repost 11th February 2026, but felt parking could be extended further than 300 metres.</p>
<p>15 / 2026 P/2026/10586 19 ESPLANADE ST HELIER</p>	<p>Demolition of existing buildings (19-21 Esplanade). Construct seven-storey commercial office building with one basement level. Minor works within 17½-18 Esplanade to facilitate party wall works and a localised change of use at ground floor level, including the change of use of a defined area from commercial office (Class C) to a takeaway coffee unit (Class B – Café). Install plant on roof.</p> <p>The Committee approved the draft comments detailed in the planning repost 11th February 2026.</p>

<p>16 / 2026 P/2026/10623 43 VAL PLAISANT ST HELIER JE2 4YT</p>	<p>RETROSPECTIVE: Demolish Garage. Form parking spaces. Replacement windows and doors. Various refurbishment and alterations to external and internal including staircase to bedroom in the loft.</p> <p>The Committee approved the draft comments detailed in the planning repost 11th February 2026.</p>
<p>17 / 2026 P/2026/10633 WOODLANDS FARM LA RUE DE MAUPERTUIS ST HELIER JE2 3HG</p>	<p>Temporary removal of wall and entrance pillar to Woodlands Farm.</p> <p>The Committee approved the draft comments detailed in the planning repost 11th February 2026.</p>
<p>18 / 2026 AGREED DECISIONS</p>	<ul style="list-style-type: none"> • Continue with the proposals for the Clearview Street NIA • Approval of the draft roads programme 2026-2027
<p>19 / 2026 LODGING ITEMS FOR FORTHCOMING ROADS COMMITTEE MEETINGS</p>	<ul style="list-style-type: none"> • (HH) to investigate the ownership of Waterloo Lane
<p>NEXT MEETING</p>	<p>Wednesday 11th March 2026</p>