

Planning Committee

MINUTES of the OPEN section of the Planning Committee meeting held on Tuesday 18 December 2018 at 6.30 pm at 160 Tooley Street, London SE1 2QH

PRESENT: Councillor Martin Seaton (Chair)
Councillor Lorraine Lauder MBE
Councillor James McAsh
Councillor Hamish McCallum
Councillor Adele Morris
Councillor Jason Ochere
Councillor Kath Whittam

OTHER MEMBERS PRESENT: Councillor David Noakes, Ward Councillor

OFFICER SUPPORT: Simon Bevan, Director of Planning
Michael Glasglow, Team Leader, Strategic Applications
Michael Tsoukaris, Group Manager, Design & Conservation
Yvonne Lewis, Group Manager, Strategic Applications Team
Alistair Huggett, Planning Projects Manager
Samuel Hepworth, Senior Transport Planner
Jon Gorst, Legal Services
Everton Roberts, Constitutional Team

1. APOLOGIES

Apologies for absence were received from Councillor Cleo Soanes.

2. CONFIRMATION OF VOTING MEMBERS

Those members listed as present were confirmed as the voting members for the meeting.

3. NOTIFICATION OF ANY ITEMS OF BUSINESS WHICH THE CHAIR DEEMS URGENT

The chair gave notice of the following additional papers which were circulated at the meeting:

Addendum report relating to item 7.1
Members' pack relating to item 7.1

4. DISCLOSURE OF INTERESTS AND DISPENSATIONS

There were no disclosures of interests or dispensations.

5. MINUTES

RESOLVED:

That the minutes of the meeting held on 27 November 2018 be approved as a correct record and signed by the chair.

6. PARKS PROGRAMME - RELEASE OF £432,459.21 S106 MONIES TOWARDS IMPROVING PARKS AND OPEN SPACES

Alistair Huggett, Planning Projects Manager introduced the report.

RESOLVED:

That the allocation of funds totalling £432,459.21 (including accrued interest) to be released from the listed Legal Agreements associated with developments across the borough, towards the delivery of nine park improvement projects as set out in paragraphs 10 – 50 be agreed.

7. DEVELOPMENT MANAGEMENT

RESOLVED:

1. That the determination of planning applications, or formal observations and comments, the instigation of enforcement action and the receipt of the reports included in the agenda be considered.
2. That the decisions made on the planning applications be subject to the conditions and/or made for the reasons set out in the reports unless otherwise stated.
3. That where reasons for decisions or conditions are not included or not as included in the reports relating to an individual item, they be clearly specified.

7. 1 - 5 PARIS GARDEN AND 16 - 19 HATFIELDS, LONDON SE1 8ND

PROPOSAL:

Phased redevelopment comprising:

Phase 1: Demolition of 4-5 Paris Garden and 18-19 Hatfields to create a part 23 and part 26 storey tower building (+ double basement)(up to 115.75m AOD) to be used for offices (Class B1), above a new public space with flexible retail/professional services/restaurant uses (Classes A1/A2/A3) at ground floor level and restaurant/bar uses (Classes A3/A4) at third floor level;

Phase 2: Partial demolition, refurbishment and extensions to 16-17 Hatfields and 1-3 Paris Garden for continued use as offices (Class B1) with flexible use of the ground floor level (Classes A1/A2/A3/A4/B1) and restaurant/bar uses (Classes A3/A4) at part fifth floor level; creation of a new public, landscaped roof terrace at part fifth floor level and green roof at sixth floor level; lowering of existing basement slab; new landscaping and public realm; reconfigured vehicular and pedestrian access; associated works to public highway; cycle parking; ancillary servicing and plant and other associated works.

The committee heard the officers' introduction to the report. Members of the committee asked questions of the officers.

A number of objectors addressed the committee. Members of the committee asked questions of the objectors.

The applicant's agents addressed the committee, and answered questions by the committee.

There were no supporters who lived within 100 metres of the development site present at the meeting that wished to speak.

Councillor David Noakes addressed the meeting in his capacity as ward councillor, and answered questions by the committee.

The committee put further questions to the officers and discussed the application.

RESOLVED:

That In relation to application 17/AP/4230:

- a. Planning permission be granted subject to conditions and the completion of an appropriately worded s106 agreement, and referral to the Mayor for London;
- b. In the event that the s106 agreement is not completed by 31 March 2019, the Director of Planning be authorised to refuse planning permission, if appropriate, for the reasons set out in paragraph 164 of the committee report.

That in relation to application 17/AP/4231:

- a. Listed Building Consent be granted, subject to conditions.

The meeting ended at 8.10pm

CHAIR:

DATED: