

Planning Committee

MINUTES of the Planning Committee held on Wednesday 5 February 2020 at 6.30 pm
at Ground Floor Meeting Room G02A - 160 Tooley Street, London SE1 2QH

PRESENT: Councillor Martin Seaton (Chair)
Councillor Kath Whittam (Vice-Chair)
Councillor Barrie Hargrove
Councillor Adele Morris
Councillor Margy Newens
Councillor Damian O'Brien
Councillor Catherine Rose
Councillor Cleo Soanes

**OTHER MEMBERS
PRESENT:** Councillor Richard Livingstone
Councillor Bill Williams

**OFFICER
SUPPORT:** Simon Bevan (Director of Planning)
Jon Gorst (Legal Officer)
Colin Wilson (Head of Regeneration Old Kent Road)
Pip Howson (Transport Policy)
Alex Oyebade (Transport Policy)
Michael Tsoukaris (Design and Conservation)
Lasma Putrina (Development Management)
Troy Davies (Development Management)
Gerald Gohler (Constitutional Officer)

1. APOLOGIES

There were no apologies.

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 before the meeting:

- Addendum report relating to item 6.1
- Members pack relating to item 6.1. and 6.2.

4. DISCLOSURE OF INTERESTS AND DISPENSATIONS

The following members of the committee declared an interest:

6.1. St Olaves Nursing Home, Ann Moss Way, London SE16 2TL

Councillor Kath Whittam, non-pecuniary, as the application site is in her ward. She would, however, approach the application in a neutral fashion.

5. MINUTES

RESOLVED:

That the minutes of the meeting held on 8 January 2020 be approved as a correct record of the meeting and signed by the chair.

6. 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.

6.1 ST OLAVES NURSING HOME, ANN MOSS WAY, LONDON SE16 2TL

Planning application number: 19/AP/1612

PROPOSAL:

Demolition of the existing buildings on site (a derelict single storey nursing home and porta-cabins) and construction of two buildings (Building A - Part 4/Part 5/Part 6 storey building fronting Lower Road, Building B - Part 3/Part four-storey building fronting Ann Moss Way) providing 62 residential units together with two wheelchair parking spaces and associated landscaping.

The committee heard the officer's introduction to the report. Members of the committee

asked questions of the officers.

An objector addressed the committee and responded to questions put by members of the committee.

The applicant's representative addressed the committee, and answered questions from the committee.

A supporter living within 100 meters of the development addressed the committee, and answered questions put by the committee.

Councillor Bill Williams addressed the committee in his capacity as a ward councillor, and answered questions from the committee.

The committee put further questions to the officers and discussed the application, during which the committee asked for additional trees to be added to the landscaping plan that is to be submitted to the planning authority.

A motion to grant the application was moved, seconded, put to the vote and declared carried.

RESOLVED:

1. That planning permission be granted, subject to the conditions set out in the report and the applicant entering into an appropriate legal agreement.
2. That in the event that the requirements of (1) are not met by 15 May 2020, the director of planning be authorised to refuse planning permission, if appropriate, for the reasons set out in paragraph 134 of the report.

The meeting then adjourned for a comfort break from 8.05pm to 8.15pm.

6.2 840 OLD KENT ROAD, LONDON SE15 1NQ

Planning application number: 19/AP/1322

PROPOSAL:

Demolition of existing building and redevelopment of the site to provide a new building of up to 13 and 21 storeys in height (maximum height 73.60m above ground level). Redevelopment to comprise 168 residential units (Class C3), a 1,778 sqm (GIA) retail unit (Class A1) and a 52 sqm (GIA) flexible retail unit (Class A1/A3), with associated landscaping, car parking, servicing, refuse and plant areas, and all ancillary or associated works.

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

An objector addressed the committee and responded to questions put by members of the committee.

The applicant's representatives addressed the committee, and answered questions from

the committee.

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

Councillor Richard Livingstone addressed the committee in his capacity as a ward councillor, and answered questions put by the committee.

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

A motion to grant the application was moved, seconded, put to the vote and declared carried.

RESOLVED:

1. That planning permission be granted, subject to conditions set out in the report and referral to the Mayor of London, and the applicant entering into an appropriate legal agreement by no later than 5 August 2020.
2. That the environmental information be taken into account as required by Regulation 30 of the Town and Country Planning (Environmental Impact Assessments) Regulations 2017.
3. That following issue of the decision it be confirmed that the director of planning shall place a statement on the Statutory Register pursuant to Regulation 30 of the Town and Country Planning (Environmental Impact Assessments) Regulations and that for the purposes of Regulation 30(1) (d) the main reasons and considerations on which the Local Planning Authority's decision is based shall be set out as in the report.
4. That in the event that the requirements of (1) are not met by 5 August 2020, the director of planning be authorised to refuse planning permission, if appropriate, for the reasons set out at paragraph 490 of the report.

Meeting ended at 11.18 pm

CHAIR:

DATED: