

Planning Sub-Committee B

MINUTES of the Planning Sub-Committee B held on Wednesday 4 July 2018 at 7.00 pm in Ground Floor Meeting Room G01 - 160 Tooley Street, London SE1 2QH

PRESENT: Councillor Cleo Soanes (Chair)
Councillor Maria Linforth-Hall (Vice-Chair)
Councillor Darren Merrill
Councillor Victoria Olisa
Councillor Martin Seaton

OFFICER SUPPORT: Dipesh Patel (Development Management)
Alexander Cameron (Development Management)
Tracey Chapman (Design and Conservation)
Neil Loubser (Development Management)
Alex Gillott (Legal Officer)
Beverley Olamijulo (Constitutional Officer)

1. INTRODUCTION AND WELCOME

The chair welcomed councillors, members of the public and officers to the meeting.

2. APOLOGIES

There were apologies for absence from Councillors Sirajul Islam and Nick Johnson.

3. CONFIRMATION OF VOTING MEMBERS

The members of the committee present were confirmed as voting members.

4. DISCLOSURE OF MEMBERS' INTERESTS AND DISPENSATIONS

None were declared.

5. ITEMS OF BUSINESS THAT THE CHAIR DEEMS URGENT

The chair gave notice of the following additional papers circulated prior to the meeting:

- Addendum report relating to item 7 – development management item
- Members' pack.

6. MINUTES

RESOLVED:

That the minutes of the meeting held on 7 March 2017 be approved as a correct record and signed by the chair.

7. DEVELOPMENT MANAGEMENT ITEMS

ADDENDUM REPORT

The addendum report had not been circulated five clear days in advance of the meeting, nor had it been available for public inspection during that time. The chair agreed to accept the item as urgent to enable members to be aware of late observations, consultation, responses, additional information and revisions.

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 attached items 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 attached 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 1 VICTORY PLACE, LONDON SE17 1PG

The planning officer informed members that the application had been withdrawn from the agenda following a request from the applicant to modify the scheme.

7.2 54 CAMBERWELL GREEN, LONDON SE5 7AS

Planning application reference number: 17/AP/1314

Report: see pages 22 to 46 of the agenda pack and pages 1 to 2 of the addendum report.

PROPOSAL

Change of use of the building from Class C2 (care home) to residential (Class C3), a part three and part four storey rear extension including basement, and additional floor and mansard to the existing building in order to provide 38 one to three bedroom flats (12 x 1-bed units, 20 x 2-bed units; and 6 x 3-bed). Provision of one on-site disabled car parking

space, cycle parking and a refuse enclosure at ground level.

The sub-committee heard an officer's introduction to the report and addendum report. Members of the sub-committee asked questions of the officer.

There were no objectors present at the meeting who wished to speak.

The applicant's agent addressed the committee. The committee asked questions of the applicant's agent.

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

There were no ward members present who wished to speak.

Members debated the application and asked further questions of officers.

A motion to defer the planning application permission was moved, seconded, put to the vote and declared carried.

RESOLVED:

That planning application number 17/AP/1314 be deferred to allow Members to consider the viability of the scheme and affordable housing offer in greater detail.

7.3 55 GREAT SUFFOLK STREET, LONDON SE1 0BB - CHANGE OF USE

The chair announced the sub-committee would consider items 7.3 and 7.4 together. The decisions on both items were taken separately.

Planning application reference number: 17/AP/4668

Report: see pages 47 to 67 of the agenda pack.

PROPOSAL

Alterations and change of use of listed building from existing warehouse use (Use Class B8) to a mixed use scheme comprising office (use class B1) at ground floor and 7x residential units (use class C3) on the upper floors (3 x 2bed, 3 x 3bed and 1 x 4 bed) with small terrace areas at roof level; landscaping; cycle and refuse storage facilities and associated works.

The sub-committee heard an officer's introduction to the report. Members of the sub-committee asked questions of the officer.

There were no objectors present at the meeting who wished to speak.

The applicant's agent addressed the committee. The committee asked questions of the applicant's agent.

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

There were no ward members present who wished to speak.

Members debated the application and asked further questions of officers.

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

RESOLVED:

1. That planning application number 17/AP/4668 be granted subject to conditions set out in the report and the completion of a legal agreement.
2. That in the event that the legal agreement is not completed by 3 September 2018, the director of planning be authorised to refuse planning permission, if appropriate for the reasons set out in paragraph 57 of the report.

7.4 55 GREAT SUFFOLK STREET, LONDON SE1 0BB - LISTED BUILDING CONSENT

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

RESOLVED:

- 1 That planning application number 17/AP/4715 be granted subject to conditions set out in the report and the completion of a legal agreement.
2. That in the event that the legal agreement is not completed by 3 September 2018, that the director of planning be authorised to refuse listed building consent for the reasons set out in paragraph 57 of the associated planning application report (LBS Reg: 17/AP/4668).

The meeting ended at 8.45 pm.

CHAIR:

DATED: