

Planning Sub-Committee A

MINUTES of the Planning Sub-Committee A held on Tuesday 21 November 2017 at 7.00pm in Ground Floor Meeting Room G02 - 160 Tooley Street, London SE1 2QH

PRESENT: Councillor Leo Pollak (Chair)
Councillor Nick Dolezal
Councillor Tom Flynn
Councillor Octavia Lamb
Councillor David Noakes
Councillor Kath Whittam

OFFICER SUPPORT: Dennis Sangweme (Development Management)
Margaret Foley (Legal Officer)
Sonia Watson (Development Management)
Alex Cameron (Development Management)
Tracy Chapman (Design and Conservation)
Gerald Gohler (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 Councillor Ben Johnson (Vice-Chair).

3. CONFIRMATION OF VOTING MEMBERS

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

4. DISCLOSURE OF MEMBERS' INTERESTS AND DISPENSATIONS

There were none.

The meeting noted that members had been sent a letter regarding item 7.2 pertaining to the protection of bats. The chair informed the meeting that this had been picked up in the

addendum report.

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 items
- Members' pack.

6. MINUTES

RESOLVED:

That the minutes of the meeting held on the 3 October 2017 be approved as a correct record and signed by the chair.

7. DEVELOPMENT MANAGEMENT ITEMS

The addendum report had not been circulated five clear days in advance of the meeting, nor had it been available for public inspection during this 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.

7.1 43 BELLENDEN ROAD, LONDON SE15 5BB

Planning application reference number: 17/AP/2768

Report: see pages 11 to 28 and 48 to 50 and pages 1 and 2 of the addendum report.

PROPOSAL

Demolition of all existing buildings on site and the construction three storey plus basement building containing 9 x residential dwellings with associated car parking, landscaping, amenity space and other works.

The sub-committee heard an officer's introduction to the report and addendum report. Members of the sub-committee asked no questions of the officer.

The sub-committee heard representations from the objectors. The sub-committee asked questions of the objectors.

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

There were no supporters who lived within 100m of the development site, or ward councillors, present at the meeting and wishing 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:

That planning permission for application number 17/AP/2768 be granted, subject to:

1. The conditions set out in the report and addendum report, and subject to the following additional conditions:
 - That obscure glazing be added to the balconies to a minimum height of 1.2 metres
 - That details of planting and landscaping on the southern boundary to provide screening be submitted to the planning authority for approval in writing.
2. The applicant agreeing to provide a unilateral undertaking by no later than 31 January 2018, and that in the event that an appropriate unilateral undertaking is not entered into by the above date, the director of planning be authorised to refuse planning permission for the reason given in paragraph 3.5 of the addendum report.

7.2 LAND ADJACENT TO 29 DULWICH WOOD AVENUE, LONDON SE19 1HG

Planning application reference number: 17/AP/2997

Report: see pages 29 to 47 of the agenda and pages 2 and 3 of the addendum report.

PROPOSAL

Construction of a part one-storey part two-storey three-bed dwelling.

The sub-committee heard the officer's introduction to the report and addendum report. Members of the sub-committee did not ask questions of the officer.

The sub-committee heard representations from the objectors. The sub-committee asked questions of the objectors.

The applicant addressed the committee. The committee asked questions of the applicant.

A supporter of the application who lives within 100m of the development site addressed the meeting. Members of the sub-committee did not ask questions of the supporter.

There were no ward councillors 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:

That planning permission for application number 17/AP/2997 be granted, subject to conditions set out in the report and the addendum report, and

- subject to an amended condition 6, requiring acceptable details of landscaping and boundary treatments to be submitted, including a boundary fence measuring 1.8 metres in height
- subject to additional conditions stipulating :
 - That bat bricks be added
 - That the cycle storage be located at the front of the building.

7.3 133 KENNINGTON PARK ROAD, LONDON SE11 4JJ

Planning application reference number: 17/AP/2632

Report: see pages 51 to 77 of the agenda and pages 3 to 7 of the addendum report.

PROPOSAL

Conversion of the existing single family dwelling into x4 self contained residential units, entailing: the restoration of historic features; the reinstatement of timber sash windows; rear extension to the entrance 'side wing' at basement, ground and first floor levels; roof extension to the entrance 'side wing'.

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

The sub-committee heard representations from the objectors. The sub-committee asked questions of the objectors.

The applicant and applicant's agent addressed the committee. The sub-committee asked questions of the applicant and their agent.

There were no supporters who lived within 100m of the development site, or ward councillors, present at the meeting and wishing 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:

That planning permission for application number 17/AP/2632 be granted, subject to the conditions set out in the report and addendum report, and subject to an additional condition stipulating that ground floor window WG005 consist of obscure glazing to a minimum height of 1600mm.

7.4 133 KENNINGTON PARK ROAD, LONDON SE11 4JJ

Planning application reference number: 17/AP/2633

Report: see pages 51 to 77 of the agenda and pages 3 to 7 of the addendum report.

PROPOSAL

Conversion of the existing single family dwelling into x4 self contained residential units, entailing: the restoration of historic features; the reinstatement of timber sash windows; rear extension to the entrance 'side wing' at basement, ground and first floor levels; roof extension to the entrance 'side wing'.

Item 7.3 and 7.4 were heard together, please see item 7.3 for further details.

A motion to grant listed building consent was moved, seconded, put to the vote and declared carried.

RESOLVED:

That listed building consent for application 17/AP/2633 be granted, subject to conditions as set out in the report and addendum report.

The meeting ended at 9.25 pm

CHAIR:

DATED: