



Planning Committee (Major Applications) B

MINUTES of the OPEN section of the Planning Committee (Major Applications) B held on Wednesday 14 June 2023 at 6.30 pm at Ground Floor Meeting Room G02A - 160 Tooley Street, London SE1 2QH

PRESENT: Councillor Richard Livingstone (Chair)
Councillor Kath Whittam
Councillor Sam Foster
Councillor Emily Tester

OFFICER SUPPORT: Nagla Stevens, (Head of Strategic Development)
Colin Wilson, (Deputy Head of Law)
Neil Loubser (Team Leader)
Jillian Houghton (Project Manager)
Dipesh Patel, (Manager Strategic Applications)
Paul Ricketts, (Planning Team Leader)
Gemma Perry, (Senior Planning Officer)
Gregory Weaver, (Constitutional Officer)

1. APOLOGIES

Apologies were received from Councillors Ellie Cumbo, Portia Mwangangye and Jon Hartley.

2. CONFIRMATION OF VOTING MEMBERS

All members listed as present above were confirmed as the voting members for the meeting.

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

The chair drew member's attention to the members' pack and the addenda relating to item 6.1 and 6.2 which had been circulated before the meeting.

4. DISCLOSURE OF INTERESTS AND DISPENSATIONS

The Chair declared that they were a ward Councillor for item 7.1 but that they would be judging this application on its own merit.

5. MINUTES

The minutes of the meetings held on the 21st February 2023 and 24th Aril 2023 were agreed.

6. TO RELEASE £107,558.14 OF SECTION 106 FUNDING FROM THE LEATHERMARKET GARDENS CONTRIBUTION FOR DESIGN AND DELIVERY OF IMPROVEMENTS TO LEATHERMARKET GARDENS.

The Committee heard the officers introduction to the report.

Members of the committee asked questions of the officers present.

RESOLVED:

1. That Planning Committee approves the release of £107,558.14 from the following Section 106 agreement for improvements to Leathermarket Gardens.

Permission Ref	Account No	Type	Address	Amount
20/AP/0944	931	Public Open Spaces	Becket House 60-68 St Thomas Street London Southwark SE1 3QU	£107,558.14
TOTAL				£107,558.14

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 attached items were 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 be agreed.
3. That where reasons for decisions or conditions were not included or not as

included in the reports relating to an individual item, they be clearly specified and agreed.

7.1 22/AP/1603: 18-22 PENARTH STREET, LONDON, SE15 1TX

Planning Application Number: 22/AP/1603

Report: see pages 22 – 179 of the main agenda pack and pages 1-2 of the addendum for item 7.1.

PROPOSAL:

Demolition of existing buildings and construction of a mixed-use part 8, part 9, part 10 storey building comprising of 4,195sqm of light industrial (Class E(g)(iii) use), studio and office (Class E(g)(i and ii) use) workspaces at ground and mezzanine floor levels with 283 co-living studios and supporting amenity facilities (Sui Generis use) and 47 (36.55% Affordable by habitable rooms) residential homes (Class C3 use) above, together with servicing arrangements, cycle parking, external amenity spaces, landscaping and associated works.

The committee heard the officer's introduction to the report and addendum report.

Members put questions to the planning officers.

The applicant's representatives addressed the committee and answered questions put by members of the committee.

There were no supporters living within 100 metres of the development site.

There were no ward councillors present.

The committee discussed the application.

The committee agreed to note the suis generis nature and size of the co-living spaces being considered.

The Chair proposed a motion to grant the application was moved, seconded, put to the vote and declared carried.

RESOLVED:

1. a) That planning permission is granted, subject to conditions and referral to the Mayor of London, and the applicant entering into an appropriate legal agreement by no later than 13th December 2023.
2. b) In the event that the requirements of (a) are not met by 13th December 2023 that the Director for Planning and Growth be authorised to refuse planning permission, if appropriate, for the reasons set out at paragraph 312

of this report.

7.2 5-7 COTTAGE GREEN AND 69 SOUTHAMPTON WAY, LONDON, SE5 7S

Planning Application Number:

Application 21/AP/1254 for: Full Planning Application and
Application 21/AP/1255 for: Listed Building Consent

Report: see pages 183 – 292 of the main agenda pack and pages 1-2 of the addendum for item 7.2.

PROPOSAL:

Demolition of existing buildings, including removal and alterations to the flank elevation of grade II listed no. 73 Southampton Way, and construction of two buildings fronting onto Southampton Way and Cottage Green comprising residential units and commercial units for Class E and F uses, associated roof terraces, landscaping and public realm enhancements, refuse storage, and cycle and car parking. The proposal would be within the setting of the grade II listed buildings 1, 2 and 3 Cottage Green and 73, 75 and 77 Southampton Way.

The committee heard the officer's introduction to the report and addendum report.

Members put questions to the planning officers.

Objectors provided the committee with their statement.

The applicant's representatives addressed the committee and answered questions put by members of the committee.

There were no supporters living within 100 metres of the development site.

There were no ward councillors present.

The committee discussed the application.

The applicant agreed to submit proposals to the council for approval on how to preserve and incorporate historic signage on site into the new development and comply with any approvals given. It was further agreed that Playspace's section 106 contribution would be spent in the parkhouse street masterplan area.

The Chair proposed a motion to grant the application was moved, seconded, put to the vote and declared carried.

RESOLVED:

Application 21/AP/1254 for: Full Planning Application

1. That planning permission be granted, subject to conditions and the applicant entering into an appropriate legal agreement.
2. That in the event that the requirements of (1) are not met by 14 December 2023 the Director of Planning and Growth be authorised to refuse planning permission, if appropriate, for the reasons set out at paragraph 186 of this report.

Application 21/AP/1255 for: Listed Building Consent

3. That planning permission be granted, subject to conditions.

Meeting ended at 10.10 pm

CHAIR:

DATED: