

## Planning Committee (Smaller Applications)

MINUTES of the Planning Committee (Smaller Applications) held on Wednesday 24 January 2024 at 7.00 pm at GO2 meeting rooms, 160 Tooley Street, London SE1 2QH

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**PRESENT:** Councillor Cleo Soanes (Chair)  
Councillor Jane Salmon (Vice-Chair)  
Councillor Sabina Emmanuel  
Councillor Ketzia Harper  
Councillor Adam Hood  
Councillor Richard Leeming  
Councillor Richard Livingstone

**OTHER MEMBERS PRESENT:** Councillor Emily Tester

**OFFICER SUPPORT:** Dennis Sangweme (Head of Development Management)  
Zoe Brown (Team Leader, Major Applications and New Homes)  
Liam Bullen (Senior Planner – Urban Forester)  
Sadia Hussain (Senior Legal Officer)  
Beverley Olamijulo (Constitutional Officer)

### 1. APOLOGIES

None were received.

### 2. CONFIRMATION OF VOTING MEMBERS

Those members listed above were confirmed as voting members of the committee.

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

Those members listed above were confirmed as voting members of the committee.

### 4. DISCLOSURE OF INTERESTS AND DISPENSATIONS

None were declared.

## 5. MINUTES

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

- Addendum report relating to item 6.1 – development management items
- Members pack.

## 6. DEVELOPMENT MANAGEMENT

Members noted the development management report.

### 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.

### 6.1 SITE AT 1-36 PRITER ROAD LONDON SOUTHWARK SE16 4QW

#### Planning application reference 22/AP/4173

Report: See pages 10 to 88 of the agenda pack and addendum pages 1 – 4.

#### PROPOSAL

*Demolition of 3no. two storey buildings previously used as temporary housing accommodation and the construction of a part 5 and part 6 storey building to provide 35 residential units (C3) (12 x 1 bed; 10 x 2 bed and 13 x 3 bed) and associated landscaping, cycle storage, play space and blue badge parking space.*

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

The residential mix table in paragraphs 7 and 46 are incorrect. The two and three bedroom total number units were the wrong way round. It should read 2 bed 4 person total 13 and 3 bedroom 5 person total 10.

Members of the committee noted this information and asked questions of the officers.

There were no objectors present wishing to speak.

The applicant and the applicant's agents addressed the meeting and responded to questions from members.

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

Councillor Emily Tester spoke in her capacity as a ward councillor. There were no questions from members of the committee.

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 as set out in the report and addendum report; and the completion of a unilateral undertaking.
2. That in the event that a legal agreement is not signed by 24 April 2024 the director of Planning and Growth be authorised to refuse planning permission if appropriate.

At 7.46pm, the meeting took a five-minute comfort break. The committee reconvened at 7.51pm.

**6.2 TREE PRESERVATION ORDER 701 - LAND TO NORTH OF FEATHERSTONE MEWS AND REAR 13-16 TALBOT ROAD, SE22 8EH, 25-30 ST FRANCIS ROAD SE22 8DE**

Report: See pages 89 to 114 of the agenda pack and addendum pages 4 – 8.

The officer (urban forester) presented the report and drew Members' attention to the addendum report.

A Tree Preservation Order (TPO) was served on a temporary basis, during the pre-application stage, which had an impact on the SINC (Sites of importance for Nature Conservation). After that, a full planning application was submitted for the site.

Members noted that two letters in support of the TPO and two written objections were submitted to the council.

The officer responded to questions from Members.

Objectors to the TPO addressed the meeting and responded to questions from members.

Supporters in favour of the TPO addressed the meeting and responded to questions from members.

There were no ward members present, who wished to address the meeting.

A motion to confirm the tree preservation order was moved, seconded put to the vote and declared carried.

**RESOLVED:**

That the provisional TPO reference 701 be confirmed with a change to the extent of the map and an updated schedule of species.

At 8.45pm, the meeting took a five-minute comfort break. The committee reconvened at 8.50pm.

**6.3 TREE PRESERVATION ORDER 704 - LAND ADJACENT 100 GLENGALL ROAD, SE15 6RR**

Report: See pages 115 to 134 of the agenda pack.

The officer (urban forester) presented the report and responded to questions from Members.

There were no objectors or supporters present who wished to address the meeting.

There were no ward members who wished to address the meeting.

A motion to confirm the tree preservation order was moved, seconded put to the vote and declared carried.

**RESOLVED:**

That the provisional TPO reference 704 (unamended) be confirmed.

The meeting ended at 9.00 pm

**CHAIR:**

**DATED:**