

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE
HELD ON TUESDAY, 26 FEBRUARY 2019**

COUNCILLORS

PRESENT Mahmut Aksanoglu, Maria Alexandrou, Chris Bond, Sinan Boztas, Elif Erbil, Ahmet Hasan, Gina Needs, Sabri Ozaydin, Michael Rye OBE, George Savva MBE, Jim Steven and Mahtab Uddin

ABSENT

OFFICERS: Andy Higham (Head of Development Management), David Gittens (Planning Decisions Manager), Dominic Millen (Group Leader Transportation) and John Hood (Legal Services) Jane Creer (Secretary)

Also Attending: Dennis Stacey (Chair, Conservation Advisory Group)
Councillor Andy Milne (Grange Ward Councillor)
9 members of the public, applicant and agent representatives

967

WELCOME AND APOLOGIES FOR ABSENCE

Councillor Aksanoglu, Chair, welcomed all attendees.

Apologies for lateness were received from Councillors Erbil and Savva.

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DECLARATION OF INTEREST

NOTED there were no declarations of interest.

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**MINUTES OF THE PLANNING COMMITTEE HELD ON TUESDAY 22
JANUARY 2019**

AGREED that the minutes of the Planning Committee meeting held on 22 January 2019 were agreed as a correct record.

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REPORT OF THE HEAD OF PLANNING (REPORT NO.183)

RECEIVED the report of the Head of Planning.

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ORDER OF THE AGENDA

AGREED to vary the order of the agenda. The minutes follow the order of the meeting.

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18-03179-FUL 46 EVERSLEY PARK ROAD N21 1JS

NOTED

1. The introduction by David Gittens, Planning Decisions Manager, clarifying the proposals; confirming the mix of houses and flats in the area; and highlighting details set out in the report in response to objections received.
2. The deputation of Mr Guy Swillingham, neighbouring resident.
3. The statement of Councillor Andy Milne, Grange Ward Councillor.
4. The response of Mr Domenic Padalino, agent for the applicant.
5. Councillor Erbil arrived at the meeting at this point, but having missed part of the item, would not be permitted to vote on this application.
6. Members' debate and questions responded to by officers, including in respect of the ash tree at the front of the site, the amenity space, and the building design.
7. The majority of the Committee did not support the officers' recommendation: 2 votes for and 8 votes against.
8. The proposal that planning permission be refused for reasons that the design would be detrimental to the character of the area in respect of scale, bulk and massing was supported by the majority of the Committee: 8 votes for.

AGREED that planning permission be refused for the reason below.

The proposed development by reason of its design, scale, bulk and the location of mass on the site boundary would constitute an over development of the site that would result in the introduction of an incongruous form of development out of keeping with and detrimental to the character and appearance of the area. This would be contrary to Policy CP30 of the Council's Core Strategy and Policies DMD 6, DMD 7, and DMD 8, DMD 9 and DMD 37 of the Council's adopted Development Management Document as well as Policy 3.5 of the London Plan.

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18-00478-FUL - 3 UPLANDS PARK ROAD EN2 7PU

NOTED

1. The introduction by David Gittens, Planning Decisions Manager, clarifying the proposals and the previous consultation responses.
2. Issues with the Conference Room information technology prevented the display of the depute's images, and in the circumstances it was proposed that consideration of the application be deferred to the next meeting of Planning Committee.
3. The unanimous support of the Committee for the proposal to defer consideration of the application.

AGREED that a decision on the application be deferred to the next meeting of Planning Committee.

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18-03428-HOU - 35 LYNDHURST GARDENS, EN1 2AP

NOTED

1. Councillor Savva arrived at the meeting at this point.
2. The introduction by David Gittens, Planning Decisions Manager.
3. The deputation of Mr Phillipe Coulter, neighbouring resident.
4. The statement of Councillor Andy Milne, Grange Ward Councillor.
5. The response of Ms Katie Latcham, the applicant.
6. Members' debate and questions responded to by officers, including the acceptability of the size and siting of the structures.
7. The support of a majority of the Committee for the officers' recommendation: 7 votes for, 2 votes against and 2 abstentions.

AGREED that planning permission be granted, subject to the conditions set out in the report.

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18-02170-FUL - RUSSETT HOUSE SCHOOL 11 AUTUMN CLOSE, EN1 4JA

NOTED

1. The introduction by David Gittens, Planning Decisions Manager.
2. Councillor Bond expressed concern that an opportunity was being missed to solve traffic problems at the school site by getting traffic to access the school via Autumn Close and exit via a service road to the north of the school. He also expressed concern that care would be taken when

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constructing the proposal, so as not to create undue disturbance for local residents.

3. Members' debate and questions responded to by officers. Discussion identified the need for additional conditions in respect of construction management, Considerate Constructors' Scheme, and construction hours.
4. The unanimous support of the Committee for the officers' recommendation, with additional conditions.

AGREED that in accordance with Regulation 3 of the Town and Country Planning General Regulations 1992, planning permission be deemed to be granted, subject to the conditions set out in the report and additional condition below.

The development shall not commence until a construction management plan has been submitted to and approved by the Local Planning Authority. The construction management plan shall be written in accordance with London Best Practice Guidance and contain:

- a. A photographic condition survey of the public roads, footways and verges leading to the site.
- b. Details of construction access and associated traffic management.
- c. Arrangements for the loading, unloading and turning of delivery, construction and service vehicles.
- d. Arrangements for the parking of contractors' vehicles.
- e. Arrangements for wheel cleaning.
- f. Arrangements for the storage of materials.
- g. Hours of work.
- h. The storage and removal of excavation material.
- i. Measures to reduce danger to cyclists.
- j. Dust mitigation measures.
- k. Membership of the Considerate Contractors Scheme.

The development shall be carried out in accordance with the approved construction management plan unless otherwise agreed by the Local Planning Authority.

Reason: To ensure construction does not lead to damage of the nearby public road network and to minimise disruption to the neighbouring properties.