

STRATEGIC DEVELOPMENT COMMITTEE

HELD AT 7.00 P.M. ON TUESDAY, 25 FEBRUARY 2014

DECISIONS ON PLANNING APPLICATIONS

1. DECLARATIONS OF DISCLOSABLE PECUNIARY INTERESTS

No declarations of disclosable pecuniary interests were made.

Councillor Kabir Ahmed declared an interest in agenda item (6.1) Ocean Estate Site H, west of Aston Street, including Allonby, Channel and Studland Houses (PA/13/02911). This was on the basis that he was a Board Member of Tower Hamlets Community Housing (Council Appointed).

2. MINUTES OF THE PREVIOUS MEETING(S)

The Committee **RESOLVED**

That the minutes of the meeting of the Committee held on 9th January 2014 be agreed as a correct record and signed by the Chair.

3. RECOMMENDATIONS

The Committee **RESOLVED** that:

- 1) In the event of changes being made to recommendations by the Committee, the task of formalising the wording of those changes is delegated to the Corporate Director, Development and Renewal along the broad lines indicated at the meeting; and
- 2) In the event of any changes being needed to the wording of the Committee's decision (such as to delete, vary or add conditions/informatives/planning obligations or reasons for approval/refusal) prior to the decision being issued, the Corporate Director, Development and Renewal is delegated authority to do so, provided always that the Corporate Director does not exceed the substantive nature of the Committee's decision

4. PROCEDURE FOR HEARING OBJECTIONS AND MEETING GUIDANCE

The Committee noted the procedure for hearing objections, together with details of persons who had registered to speak at the meeting.

5. DEFERRED ITEMS

None.

6. PLANNING APPLICATIONS FOR DECISION

6.1 Ocean Estate Site H, west of Aston Street, including Allonby, Channel and Studland Houses (PA/13/02911)

Update Report tabled.

The Committee agreed to add an informative to the application to minimise the issues about overlooking to the objector's property from the new building.

On a unanimous vote, the Committee **RESOLVED**:

1. That planning permission at Ocean Estate Site H, west of Aston Street, including Allonby, Channel and Studland Houses (PA/13/02911) be **GRANTED** for the demolition of existing buildings on site and construction of three residential blocks between two and thirteen storeys high comprising 225 residential dwellings (64 one-bed, 106 two-bed, 30 three-bed, 15 four-bed and 10 five-bed) with associated landscaping and basement parking subject to:
2. Any direction by the London Mayor.
3. The prior completion of a legal agreement under Section 106 of the Town and Country Planning Act 1990 (as amended) within three months of the date of this resolution, to secure the planning obligations set out in the report.
4. That the Corporate Director, Development & Renewal is delegated authority to negotiate and approve the legal agreement indicated above.
5. That the Corporate Director Development & Renewal is delegated authority to issue the planning permission and impose conditions and informatives to secure the matters set out in the committee and update report AND the informative agreed by the Committee that the applicant work with the objector from Matlock Street to minimise the issues with overlooking to the objector's property from the new building.
6. Any other conditions/informatives considered necessary by the Corporate Director, Development & Renewal.

6.2 Sceptre Court, 40 Tower Hill, London EC3N 4DX (PA/13/02692)

Update Report tabled.

On a unanimous vote, the Committee **RESOLVED**:

1. That planning permission at Sceptre Court, 40 Tower Hill, London EC3N 4DX (PA/13/02692) be **GRANTED** for Change of Use from

Office (Use Class B1) to a dual use as Higher Educational Establishment (Use Class D1) and Office (Use Class B1) subject to:

2. Any direction by the London Mayor.
3. The prior completion of a legal agreement to secure the planning obligations set out in the committee report.
4. That the Corporate Director Development & Renewal is delegated power to negotiate the legal agreement indicated above acting within normal delegated authority.
5. That the Corporate Director Development & Renewal is delegated authority to recommend the conditions and informatives in relation to the matters set out in the committee report.

7. OTHER PLANNING MATTERS

None.

HEAD OF PAID SERVICE AND CORPORATE DIRECTOR – COMMUNITIES, LOCALITIES AND CULTURE.

(Please note that the wording in this document may not reflect the final wording used in the minutes.)