

## DEVELOPMENT COMMITTEE

HELD AT 7.00 P.M. ON WEDNESDAY, 14 JANUARY 2015

### DECISIONS ON PLANNING APPLICATIONS

#### 1. DECLARATIONS OF DISCLOSABLE PECUNIARY INTERESTS

No declarations of disclosable pecuniary interests were made.

Councillor Sirajul Islam declared an interest in agenda item 6.1, 83 Barchester Street, E14 6BE (PA/14/02607). This was on the basis that the Councillor was acquainted with the Canary Wharf Properties (Barchester) Ltd through his work as a Councillor. He stated that this applied to all other Members of the Committee.

#### 2. MINUTES OF THE PREVIOUS MEETING(S)

The Committee **RESOLVED**

That the minutes of the meeting of the Committee held on 17<sup>th</sup> December 2014 be agreed as a correct record and signed by the Chair subject to the following amendment:

That the third paragraph on page 7 of the minutes

“However, should such barriers not be removed, then the removal of the proposed gates would neither succeed in opening up the routes or help improve community safety especially in view of the potential for crime from congregation under the undercroft. Community safety was clearly an issue for residents”.

be replaced by:

“However, should the enforcement action not be successful, the proposed gates might not necessary hinder public access to the site any more than present. It was also felt that the residents would benefit from action to reduce crime on the development especially in view of the potential for crime from congregation from under the undercroft. Community safety was clearly an issue for residents”.

#### 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 83 Barchester Street, E14 6BE (PA/14/02607)

Update Report tabled.

Councillor Marc Francis, seconded by Councillor Shiria Khatun moved an amendment to the legal agreement to allocate funding to the Lansbury Ward, which, on a unanimous vote, was approved by the Committee.

On a unanimous vote, the Committee RESOLVED:

1. That planning permission (PA/14/02607) at 83 Barchester Street, E14 6BE be **GRANTED** for the demolition of existing warehouse building and ancillary structures and part demolition of 'saw-tooth' factory building (retaining three walls of facade). Construction of three buildings ranging from four to six storeys to provide 115 residential dwellings, basement, access and surface parking, landscaping and other incidental works to the application SUBJECT to
2. The prior completion of a legal agreement under Section 106 of the Town and Country Planning Act 1990 (as amended) to secure the planning obligations set out in the Committee report subject to the following amendment as highlighted
  - £213, 420.18 is required towards Open Space in the Lansbury Ward
  - £125,736.29 is required towards Streetscene improvements, including maintenance and enhancement of the canal towpath and improved access and wayfinding in the Lansbury Ward
3. That the Corporate Director, Development & Renewal and Head of Legal Services be delegated authority to negotiate and approve the legal agreement indicated above

4. That within 3 months the Corporate Director Development & Renewal is delegated authority to issue the planning permission and impose conditions plus informatives to secure the matters set out in the Committee report and as amended in the update report.

**6.2 1-9 Ratcliffe Cross Street and land to the south of 8-12 Ratcliffe Cross Street (PA/14/001671)**

Application withdrawn from the agenda for further viability work.

**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.)