

Committee: Strategic Development	Date: 19 th February 2009	Classification: Unrestricted	Agenda Item No: 8.2
Report of: Corporate Director of Development and Renewal		Title: Other Planning Matters – S106 Agreement St Georges Estate	
Case Officer: Shay Bugler		Ref No: PA/08/146 Ward(s): St. Katherine's and Wapping	

1. SUMMARY

- 1.1 On a vote of 5 for and 0 against, the Committee resolved to grant planning permission on the 28th August 2008 for the refurbishment of existing buildings and erection of nine buildings ranging from 6 to 9 storeys in height to provide 193 dwellings (13 x studios; 67 x 1 bed; 79 x 2 bed; 22 x 3 bed; 7 x 4 bed and 5 x 5 bed) and the erection of four townhouses and a community centre of 510 sqm and landscaping at St Georges Estate, Cable Street, London. However, the addendum report presented to committee members on the 28th August 2008 contained incorrect information relating to the planning obligations as set out in the recommendation section of the report. The details related to a planning application at 32-42 Bethnal Green Rd (ref. no PA/07/2193)
- 1.2 The addendum report and minutes incorrectly stated that the Committee were recommended to grant planning permission subject to the prior completion of a legal agreement to secure the following:
- 1.3
- Affordable housing provision of 35% of the proposed habitable rooms with a 71/29 split between rented/ shared ownership to be provided on site.
 - A contribution of £313,548 to mitigate the demand of the additional population on health care facilities.
 - A contribution of £537,000 to mitigate the demand of the additional population on education facilities.
 - A contribution of £25,000 for the improvements of bus stops on Bethnal Green Road and Shoreditch High Street
 - A contribution of £851,000 towards improving street environment and walking links between the development
 - £2,093,978 for cultural, social and community products and for the provision of workspace off site.
 - Completion of a car free agreement to restrict occupants applying for residential parking permits
 - TV reception monitoring and mitigation
 - Commitment towards utilising employment initiatives in order to maximise the employment of local residents.
 - Preparation, implantation and review of a Green Travel Plan.
 - Preparation, implantation and review of a Service Management Plan.
- 1.4 The recommendation was in fact a recommendation for another case.
- 1.5 The Committee agreed the recommendation as above, and subsequently the signed minutes of the meeting as a correct record.
- 1.6 The correct recommendation was reported to members in the original committee reports dated 10th July 2008 and the 28th August 2008 and noted in paragraph 1 of the 28th August

2008 addendum report. The correct recommendation is that members resolve to grant planning permission subject to the prior completion of a legal agreement to secure the following planning obligations:

- 1.7
- 35% affordable housing by habitable rooms
 - A contribution of £262, 941 to mitigate the demand of the additional population on health care facilities
 - A contribution of £296, 208 to mitigate the demand of the additional population on education facilities
 - A contribution of £806, 677 for the provision of a new community centre
 - Allocating £10,155 million to secure the upgrade of existing units to decent home standards
 - Preparation of a Green Travel Plan
 - A car free agreement to restrict the occupiers of the new build units from applying for residents parking permits in the area
 - Car club scheme
 - Commitment towards utilising employment initiatives in order to maximise the employment of local residents

2. RECOMMENDATION

- 2.1 Members are asked to reconsider and agree the correct planning obligations as outlined above in paragraph 1.7 and amend the minutes accordingly. There are no other material planning matters to consider.