

**LONDON BOROUGH OF TOWER HAMLETS**

**MINUTES OF THE DEVELOPMENT COMMITTEE**

**HELD AT 19:30 ON THURSDAY, 10 AUGUST 2023**

**COUNCIL CHAMBER - TOWN HALL, WHITECHAPEL**

**Members Present:**

Councillor Kamrul Hussain (Chair)  
Councillor Gulam Kibria Choudhury  
Councillor Abdul Mannan  
Councillor Amin Rahman  
Councillor Sabina Akhtar  
Councillor Asma Islam  
Councillor Amina Ali

(Substitute for Councillor Faroque Ahmed)

**Other Members Present:**

Councillor Mufeedah Bustin  
Councillor Sirajul Islam  
Councillor Peter Golds

**Apologies:**

Councillor Faroque Ahmed

**Officers Present:**

Paul Buckenham	(Head of Development Management, Planning and Building Control, Place)
Gareth Gwynne	(Area Planning Manager (West), Planning and Building Control, Place)
Diane Phillips	(Lawyer, Legal Services)
Kevin Crilly	(Principal Planner East, Planning & Building Control)
Sally Fraser	(Team Leader (East))
Shahin Amin	(Planning Officer, Planning & Building Control)
Adam Hussain	(Planning Officer, Planning & Building Control)
Thomas French	(Democratic Services Officer, (Committees))

**1. DECLARATIONS OF DISCLOSABLE PECUNIARY INTERESTS AND OTHER INTERESTS**

Members declared interests in items on the agenda for the meeting as set out below:

<b>Councillor</b>	<b>Item(s)</b>	<b>Type of interest</b>	<b>Reason</b>
Asma Islam	5.2	Non-Disclosable Pecuniary Interest	Member of UNISON, the Trade Union.

## 2. ELECTION OF VICE - CHAIR FOR THE COMMITTEE FOR 2023-24

Cllr Amin Rahman was Elected Vice Chair.

## 3. DEVELOPMENT COMMITTEE TERMS OF REFERENCE, QUORUM, MEMBERSHIP AND DATES OF MEETINGS

The Committee **RESOLVED** that

1. **APPROVED** the amended Development Committee Terms of Reference.
2. **NOTED** the Committee's Membership and Dates of future meetings.

## 4. MINUTES OF THE PREVIOUS MEETING

The Committee **RESOLVED**

That the unrestricted minutes of the meeting of the Committee held on be agreed as a correct record and signed by the Chair.

## 5. RECOMMENDATIONS AND PROCEDURE FOR HEARING OBJECTIONS AND MEETING GUIDANCE

The Committee **RESOLVED** that:

1. The procedure for hearing objections and meeting guidance be noted.
2. In the event of changes being made to recommendations by the Committee, the task of formalising the wording of those changes be delegated to the Corporate Director, Place along the broad lines indicated at the meeting; and
3. 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, Place be delegated authority to do so, provided always that the Corporate Director does not exceed the substantive nature of the Committee's decision

## 6. DEFERRED ITEMS

Nil items.

## 7. PLANNING APPLICATIONS FOR DECISION

### 7.1 Flat 2, 1 Kingfield Street, London, E14 3DD PA/22/02477/NC

Update report was noted.

Paul Buckenham, Development Manager, introduced the application for a proposed first floor rear extension.

Shahin Amin, Planning Officer, provided a presentation on the application. The Officer's recommendation was to grant planning permission.

At the invitation of the Chair, objections were raised to the committee, highlighting the inappropriate use of a roof for a balcony, the privacy of other residents and safety of those using the balcony.

At the invitation of the Chair, the agent for the applicant highlighted the improvements that will be made to the property and how the application does not greatly impede on the privacy of neighbouring residents.

Further to questions from the Committee, officers, members of the council and residents provided more details on the following elements of the application:

- Do all three dwellings have the same door entrance? Has consideration been given to fire safety? Officers confirmed as there are no additional occupants, it is considered that all residents will continue to use the existing fire exit.
- Can the position of the roof terrace be explained, is it allowed? Based on previous applications, it was not present. Officers confirmed that there are no planning restrictions placed on the roof terrace and it has been in use for some time. The recommendations now include a privacy screen for immediate neighbouring properties.

The Committee debated the application and moved to the vote.

A proposal to defer the application, to allow for a site visit, on a vote of 3 in favour, 4 against and 0 abstentions. This was not carried.

On a vote of 4 in favour, 3 against and 0 abstentions the Committee **RESOLVED** that planning permission is **GRANTED** for Flat 2, 1 Kingfield Street, London, E14 3DD for:

A first floor rear extension to Flat 2 at 1 Kingfield Street.

Subject to the proposed conditions as set out in the report.

### 7.2 Tower Hamlets Town Hall, 160 Whitechapel Road, E1 1BJ PA/23/01179

Update report was noted.

Paul Buckenham, Development Manager, introduced the application for a proposed first floor rear extension.

Adam Hussain, Planning Officer, provided a presentation on the application. The Officer's recommendation was to grant planning permission.

At the invitation of the Chair, objections were raised to the committee, highlighting the negative impact of application will have on the staff within the building, the lack of consultation by the applicant and access to the heritage of the building.

At the invitation of the Chair, the agent for the applicant highlighted how the work will have little impact on the heritage of the building.

Further to questions from the Committee, officers, members of the council and residents provided more details on the following elements of the application:

- What will the lower floor level of the application area be used for? If it is to be used for a venue for hire, does it need to be stated in the application? How will the office space remain secure when being used externally? Officers confirmed the applicants do not need to state what the space will be used for. The agent stated that the space will be multi-purpose, for meetings, office space and for external hire. When the space is being used for external use, on site facilities management will support the security of the external space.
- Do the changes proposed in the application have any impact on the heritage of the building? Officers confirmed that the biggest change is placing a partition on the mezzanine level, but the overall impact on the chapel will be minimal.
- Is the new proposed staff communal area bigger than the current space? Officers stated that proposed usage and size of the space is not a part of the application. The agent confirmed that proposed space is bigger than the current space.
- What will the impact of the changes be on the users of the building? Objectors speaking on behalf of the staff of the building, stated that the new space has been seen as unpopular and undesirable to be used in the same way as the current space. Staff wished to be consulted before the application was submitted.
- How long will the works take, and will it be within budget? The agent confirmed that it will take between 8-10 weeks and there is a overspend allowance within the budget

The Committee debated the application and moved to the vote:

- Many of the objections have not been addressed by the applicant, but the application does not propose concerns about the heritage of the building.
- The staff and residents should still have access to the heritage aspect of the space after the project work has finished.

On a vote of 4 in favour, 3 against and 0 abstentions the Committee **RESOLVED** that Listed Building Consent be **GRANTED** for:

- Alterations to the first floor refectory area and second floor executive office and meeting space within the Grade II listed portico extension.
- Introduction of partitioning to create an additional meeting room at second floor (mezzanine level).
- Removal of kitchenette at first floor level within the refectory.
- Addition of doors within new partitioning associated with corridors leading to the above spaces.
- Internal amendments to fourth floor of historical building with addition of lightweight partitions and doors, closing off open plan spaces from corridor.

Subject to the proposed conditions as set out in the report.

## **8. OTHER PLANNING MATTERS**

Nil items.

The meeting ended at 20:36

Chair, Councillor Kamrul Hussain  
Development Committee