

**MINUTES OF THE PLANNING APPLICATIONS SUB-COMMITTEE  
MONDAY, 24 APRIL 2006**

Councillors Davidson (Chair), Bevan (Deputy Chair), Basu, Engert, Newton, Peacock, Rice and Santry

Apologies Councillor Adamou, Dodds and Hare

Also Present: Councillor **Error! No document variable supplied.**

MINUTE NO.	SUBJECT/DECISION	ACTION BY
<b>PASC123</b>	<p><b>APOLOGIES FOR ABSENCE</b></p> <p>Apologies were received from Cllrs Adamou, Dodds and Hare</p>	
<b>PASC124</b>	<p><b>URGENT BUSINESS</b></p> <p>In accordance with standing order 32 (6) no business other than that listed shall be transacted at the meeting.</p>	
<b>PASC125</b>	<p><b>DECLARATIONS OF INTEREST</b></p> <p>None but the Chair reminded members that we were still in the 'Purdah period' prior to the Local Government Elections on 4 May and members should conduct themselves accordingly.</p>	
<b>PASC126</b>	<p><b>PLANNING APPLICATIONS</b></p> <p><b>RESOLVED</b></p> <p>That the decisions of the Sub Committee on the planning applications and related matters, as set out in the schedule attached to these minutes, be approved or refused, with the following points noted:</p> <p><b>16- 52 High Road N15 (with Conservation Area Consent)</b></p> <p>Officers advised members of the late submission of a petition from the local parishioners with some 300 signatures. The petition expressed concerns about the height and bulk of the development, loss of amenity and sunlight to properties at the rear, the flat roofs being out of character and potential traffic problems. Two objectors spoke; one representing the Parishioners of St Ignatius Church and another from a local residents group. Both set out the above concerns as well as possible contravention of the Mayor's Spatial Development Strategy, high density, lack of gardens and amenity space</p>	

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and the safety of the entrance and exit from the underground car park.

The applicant supported his application and explained to members that this scheme was the result of extensive consultation with the planning and highways officers and that the application had been before the Design Panel. The panel felt that the development was of a particularly high quality and spacious. Members were reminded that the development was for A1 and A2 use and offered increased employment opportunities in the area. The applicant's solicitor also spoke on behalf of local shopkeepers (between Walgrave Avenue and Craven Park) who were 100% in support of the application. The applicant felt that the site was in urgent need of regeneration as it was frequently subject to anti-social behaviour at night time.

Members were concerned about the high density but there was some leeway as the development was on a main arterial road.

Although members agreed that the area was in need of regeneration they felt it prudent to delay a decision to a site visit. The applicant and objectors noted this and the Clerk to the Committee would arrange this after the Annual Council Meeting on 22 May 2006 (when the new committees for the Municipal Year 2006/7 were appointed) and before the first meeting of the Planning Applications Sub Committee on 5 June 2006.

Cllr Rice joined the meeting at this point.

**12-14 High Road and Whymark House, Whymark Avenue  
N22  
Members**

Officers explained to members that this application utilised the existing building; the previous one had been for redevelopment of the whole site.

No objectors were present but the applicant spoke and advised members that he felt this application was an improvement on that previously approved. Members generally agreed that this scheme was an approval but they were not happy with the light timber proposed.

Members agreed the application with a condition on materials and communal satellite dish.

Cllr Santry asked for her dissent to be recorded on this decision as she was unhappy with the size and lack of renewable energy features; although officers explained that

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	<p>the development was not large enough to enforce renewable energy.</p> <p><b>Hale Wharf, Ferry Lane N17</b></p> <p>Members noted that all 4 units were applying for B1 use (small office accommodation) and officers felt that the residential barges further up the Wharf were at a sufficient distance not to suffer any loss of amenity.</p> <p>Members agreed the application with an informative about the colour of the sales.</p>	
<b>PASC127</b>	<p><b>SITE VISITS</b></p> <p><b>16- 52 High Road N15 (with Conservation Area Consent)</b></p> <p>Site visit to be arranged between Annual Council and Planning Applications Sub Committee on 5 June 2006.</p> <p>The meeting ended at 9pm</p>	
<b>PASC128</b>	<p><b>DATE OF NEXT MEETING</b></p>	

COUNCILLOR THOMAS DAVIDSON

Chair