



CITY OF WESTMINSTER

MINUTES

Planning Applications Committee (4)

MINUTES OF PROCEEDINGS

Minutes of a meeting of the **Planning Applications Committee (4)** Committee held on **Tuesday 25th October, 2016**, Rooms 5, 6 & 7 - 17th Floor, Westminster City Hall, 64 Victoria Street, London, SW1E 6 QP.

Members Present: Councillors Tony Devenish (Chairman), Christabel Flight, Jonathan Glanz and Barbara Grahame

Other Members Present: Councillor Melvyn Caplan.

Also Present: Amanda Coulson (Presiding Officer), Oliver Gibson (presenting officer, North Team), Matthew Mason (presenting officer, South Team) and Josephine Palmer (presenting officer, Central Team), Susanna Miller (Design Officer) and Andrew Palmer (Committee & Governance Services)

Apologies for Absence: None.

1 MEMBERSHIP

- 1.1 It was noted that Councillors Christabel Flight and Barbara Grahame had replaced Councillors Angela Harvey and Jason Williams.

2 DECLARATIONS OF INTEREST

- 2.1 Councillor Devenish declared in respect of item 4, he knew the objector but had made no comment regarding the application.

3 MINUTES

- 3.1 **RESOLVED:** That the Minutes of the meeting held on 27 September 2016 be signed by the Chairman as a correct record of proceedings.

4 PLANNING APPLICATIONS

1 75 WIGMORE STREET, LONDON, W1U 1QD

Use of ground and basement of 75 Wigmore Street as a mixed use restaurant (Class A3) and retail (Class A1) use (sui generis) in connection with the existing restaurant at 77 Wigmore Street.

RESOLVED:

That conditional permission be granted, subject to an additional informative advising the applicant whether they wish to contribute towards on street cycle parking.

2 12A EATON MEWS SOUTH, LONDON, SW1W 9HP

Partial demolition and replacement of the existing mews house, including a roof terrace on top and excavation works to create a single storey basement

The presenting officer tabled the following amendment to the draft decision letter:

“Additional Condition

You must apply to us for approval of a demolition statement that shows which parts of the building are to be retained and how they are to be retained during construction work. For the avoidance of doubt this includes the garage that forms part of 12a Eaton Square. You must not start any work until we have approved what you have sent us. Thereafter you must carry out the work in accordance with the approved method statement.”

RESOLVED:

That conditional permission be granted, subject to:

1. The additional condition as tabled and set out above; and
2. An additional informative regarding the means of escape from the basement.

3 11A CASTELLAIN ROAD, LONDON, W9 1EY

Erection of rear single storey extension at lower ground floor level and alterations to front lightwell.

Additional representations were received from S P Planning (18.10.16).

Councillor Melvyn Caplan addressed the Committee in his capacity as a Ward Member.

RESOLVED:

That consideration of the application be deferred to enable Committee Members to visit the site.

4 9 BURTON MEWS, LONDON, SW1W 9EP

Erection of side extension at first floor level with mansard roof, demolition of flank wall, alterations to fenestration on front and rear elevations.

The presenting officer tabled the following amendment to the draft decision letter:

“Additional Condition

You must clad the mansard roof in Welsh natural slate.”

RESOLVED:

1. That consideration of the application be deferred to enable Committee Members to visit the site.
2. That the applicant be asked to consider a new tree to replace the fig being lost.

5 FLAT 2, DUDLEY MANSIONS, 17 HANSON STREET, LONDON, W1W 6TJ

Erection of rear extension at lower ground floor level and excavation of new basement floor below new rear extension.

The presenting officer tabled the following amendments to the draft decision letter:

“Additional Condition 9:

You must apply to us for approval of detailed drawings showing the following alteration(s) to the scheme:

- Revised south elevation showing proposed doors at basement level

You must not start on these parts of the work until we have approved what you have sent us. You must then carry out the work according to the approved drawings.

Reason:

To make sure that the appearance of the building is suitable and that it contributes to the character and appearance of this part of the East Marylebone Conservation Area. This is as set out in S25 and S28 of Westminster's City Plan (July 2016) and DES 1 and DES 5 or DES 6 or both and paras 10.108 to 10.128 of our Unitary Development Plan that we adopted in January 2007.”

RESOLVED:

That conditional permission be granted, subject to the additional condition as tabled and set out above.

The Meeting ended at 7.10 pm

CHAIRMAN:

DATE
