



CITY OF WESTMINSTER

MINUTES

Planning Applications Committee (2)

MINUTES OF PROCEEDINGS

Minutes of a meeting of the **Planning Applications Committee (2)** Committee held on **Tuesday 1st November, 2016**, Rooms 5, 6 & 7 - 17th Floor, Westminster City Hall, 64 Victoria Street, London, SW1E 6 QP.

Members Present: Councillors Paul Church, Peter Freeman (Chairman), Melvyn Caplan and Barbara Grahame

Apologies for Absence: Councillor Ruth Bush

1 MEMBERSHIP

It was noted that Councillor Barbara Grahame had replaced Councillor Ruth Bush.

2 DECLARATIONS OF INTEREST

- 2.1 Councillor Peter Freeman explained that a week before the meeting, all four Members of the Committee were provided with a full set of papers including a detailed officer's report on each application; together with bundles of every single letter or e-mail received in respect of every application, including all letters and e-mails containing objections or giving support. Members of the Committee read through everything in detail prior to the meeting. Accordingly, if an issue or comment made by a correspondent was not specifically mentioned at this meeting in the officers' presentation or by Members of the Committee, it did not mean that the issue had been ignored. Members will have read about the issue and comments made by correspondents in the papers read prior to the meeting.
- 2.2 Councillor Freeman declared that in his capacity as Deputy Cabinet Member for the Built Environment he sometimes received requests from developers to provide him with a presentation on a pending planning application or to discuss future projects. These always took place in the presence of council officers. At such meetings views or guidance from the Council were requested. No guarantees or commitments were given during such meetings on behalf of the City Council.

- 2.3 Councillors Freeman, Caplan and Church declared that in respect of Planning Application Item 5 they had all sat on the Committee which had heard the application previously.
- 2.4 Councillor Freeman also declared that in respect of Item 1 the application was situated within his ward.
- 2.4 Councillor Paul Church declared that in his capacity as Ward Councillor for West End ward which included Fitzrovia, Marylebone, Mayfair and Soho, he met and engaged regularly with residents, residents associations, amenity societies, businesses, developers, officers, planners and other stakeholders. He considered members of both the Majority and Minority party as friends and met with them regularly. He added that he was the Deputy Cabinet Member for Children and Young People.
- 2.5 Councillor Church also declared that in respect of Item 1 the application was situated within his ward.
- 2.6 Councillor Grahame declared that in respect of Item 4 she lived within the ward where the application was situated.

3 MINUTES

That the minutes of the meeting held on 20 September 2016 be signed by the Chairman as a correct record of proceedings.

4 PLANNING APPLICATIONS

1 439-441 OXFORD STREET, LONDON, W1C 2PN

Use of part basement, part ground, part first and second to fourth floors as office (Class B1).

RESOLVED:

That conditional permission be granted.

2 45-47 DEVONSHIRE STREET, LONDON, W1G 7AL

Demolition of existing roof structure and chimney stacks and erection of mansard roof extension with terraces to form 1x1 and 1x2 bedroom flats. Infill of rear courtyard to No. 45 and 46 to provide additional floorspace to existing residential maisonettes.

RESOLVED:

That conditional planning permission and listed building consent be granted.

3 94 HARLEY STREET, LONDON, W1G 7HX

Use of the basement as medical accommodation (Class D1) and as a 1 x 2 bedroom flat (Class C3).

RESOLVED:

That the application be refused on the grounds that it was considered contrary to established housing policies in the adopted Unitary Development Plan and City Plan and there were no extenuating circumstances that would warrant a departure from these policies.

4 63A MARLBOROUGH PLACE, LONDON, NW8 0PT

Infill of sloping front driveway in association with the creation of accommodation under part raised front driveway and to create a flat front garden area, excavation to increase internal floor to ceiling height to lower ground floor level, alteration to the front elevation and front entrance steps including infilling recessed central bay and relocation of front entrance door, extension to the front lower ground floor level with terrace above to ground floor level and reconfiguration of front lightwell, creation of habitable accommodation within existing garage, new front boundary wall incorporating vehicular and pedestrian gates.

A late representation was received from a local resident (28/10/16).

RESOLVED:

That conditional permission be granted.

5 12 ELM TREE ROAD, LONDON, NW8 9JX

Variation of Condition 2 of planning permission dated 5 April 2016 (RN: 15/08361/FULL) for excavation of basement with a rear lightwell, to provide a swimming pool. Installation of associated plant; namely, to vary the hours of construction works so that building work can be carried out on Saturdays between 08.00 and 13.00 hours.

A late representation was received from Councillor Robert Rigby (28/10/16).

RESOLVED:

That against the recommendation the application be refused on the grounds it would have an unacceptable impact on neighbouring residential amenity. The reason for refusal to be agreed with the Chairman.

6 SECOND FLOOR, 83 ALDERNEY STREET, LONDON, SW1V 4HF

Creation of roof terrace at rear second floor half landing level and associated alterations including new balustrade and replacement of window with door (Second Floor Flat).

RESOLVED:

That conditional permission be granted.

The Meeting ended at 7.24 pm

CHAIRMAN: _____

DATE _____