

## Planning Committee

Meeting of Croydon Council's Planning Committee held virtually on Thursday, 21 January 2021 at 6pm via Microsoft Teams

This meeting was Webcast – and is available to view via the Council's Web Site

### MINUTES

**Present:** Councillor Chris Clark (Chair);  
Councillor Leila Ben-Hassel (Vice-Chair);  
Councillors Clive Fraser, Lynne Hale, Toni Letts, Ian Parker, Joy Prince, Scott Roche, Paul Scott and Gareth Streeter

**Also Present:** Councillor Sue Bennett, Sherwan Chowdhury and Stephen Mann

**Apologies:** Councillor Leila Ben-Hassel for lateness

### PART A

1/21 **Minutes of Previous Meeting**

**RESOLVED** that the minutes of the meeting held on Thursday 17 December 2020 be signed as a correct record.

2/21 **Disclosure of Interest**

There were no disclosures of a pecuniary interest not already registered.

3/21 **Urgent Business (if any)**

There was none.

4/21 **Development presentations**

There were none.

5/21 **Planning applications for decision**

6/21

**19/03279/FUL Land R/O The Shirley Inn Public House, 158 Wickham Rd**

Erection of a residential development of two detached three storey buildings comprising a total of 6 flats (2x1bed, 2x2bed, 2x3bed), provision of refuse and cycle storage, hard and soft landscaping and provision of two parking spaces.

Ward: Shirley North

The officers presented details of the planning application and responded to questions for clarification.

Mr Neil Rajah spoke against the application.

Mr Simon Grainer, the applicant's agent, in support of the application.

The referring Ward Member Councillor Sue Bennett spoke against the application.

The Committee deliberated on the application presentation heard before them having heard all the speakers who addressed the Committee, and in turn addressed their view on the matter.

Councillor Leila Ben-Hassel proposed for additional wording to be added to the landscape condition within the landscape to provide additional trees or other planting to the boundary at the rear of the development.

The substantive motion to **GRANT** the application based on the officer's recommendation inclusive of the additional wording was taken to the vote having been proposed by Councillor Paul Scott. This was seconded by Councillor Toni Letts.

The substantive motion carried with five Members voting in favour, four Members voting against and one Member abstaining their vote.

The Committee therefore **RESOLVED** to **GRANT** the application for the development of Land R/O The Shirley Inn Public House, 158 Wickham Rd.

7/21

**20/02074/FUL Sycamores, Kenley Lane, Kenley, CR8 5DF**

Demolition of existing single dwelling and construction of a building comprising 9 flats, associated vehicle and cycle parking, refuse storage and hard and soft landscaping.

Ward: Kenley

The officers presented details of the planning application and responded to questions for clarification.

Mr Geoff James spoke on behalf of Kenley and District Residential Association, against the application.

Ms Claire Swaine, the applicant's agent, in support of the application.

The Committee deliberated on the application presentation heard before them having heard all the speakers who addressed the Committee, and in turn addressed their view on the matter.

Officers revised the conditions upon request from a number of Members to enhance the scheme, which is to include the green roofs into the main roof; for details of the pavers and the soft landscaping to be permeable and an additional tree to be planted in the soft landscaping area.

The substantive motion to **GRANT** the application based on the officer's recommendation inclusive of the amended conditions was taken to the vote having been proposed by Councillor Paul Scott. This was seconded by Councillor Leila Ben-Hassel.

The substantive motion carried with six Members voting in favour and four Members voting against.

The Committee therefore **RESOLVED** to **GRANT** the application for the development of Sycamores, Kenley Lane, Kenley, CR8 5DF.

8/21 **19/04067/FUL 27-29 Biddulph Road, South Croydon, CR2 6QB**

Demolition of the existing properties and erection of a building up to four storey's including 26 no. apartments with associated landscaping, car parking, bin and cycle storage. (Amended description).

Ward: Purley Oaks and Riddlesdown

THIS ITEM WAS WITHDRAWN FROM THE AGENDA.

9/21 **20/02305/FUL Crown Point, Beulah Hill**

Erection of part four/part five storey building comprising 7 flats, and erection of four storey building comprising 2 townhouses, provision of associated off-street parking spaces, cycle storage, and refuse storage.

Ward: Crystal Palace and Upper Norwood

The officers presented details of the planning application and responded to questions for clarification.

Ms Shefali Roy spoke on behalf of the Crown Point Residential Association against the application.

Mr Josh Coldicott, the applicant's agent, in support of the application.

The referring Ward Councillor Stephen Mann spoke against the application.

The Committee deliberated on the application presentation heard before them having heard all the speakers who addressed the Committee, and in turn addressed their view on the matter.

Councillor Leila Ben-Hassel requested for the following conditions to include the wording:

Condition 4 – pedestrian priority, or referred to the healthy street;

Condition 5 – an area for bulky waste refuse for sufficient size storage;

Condition 7 – to have an updated state management plan prior to occupation to be submitted and reviewed by officers to respond to the changes in management. Officers recommended an informative to include details to liaise with residents to address response to changes on the site, with a time period of 5 years.

Officers recommended an informative condition to include details with liaison with residents to address response to the side and time.

The substantive motion to **GRANT** the application based on the amended officer's recommendation was taken to the vote having been proposed by Councillor Joy Prince. This was seconded by Councillor Chris Clark.

The substantive motion carried with six Members voting in favour, three Members voting against and one Member abstaining their vote.

The Committee therefore **RESOLVED** to **GRANT** the application for the development of Crown Point, Beulah Hill.

10/21 **20/03107/FUL Homestead, Gibsons Hill, Norbury, London, SW16 3ER**

Demolition of existing dwelling and erection of a 3-storey block of 9 apartments including accommodation in the roof space together with associated parking and landscaping.

Ward: Norbury

The officers presented details of the planning application and responded to questions for clarification.

Mr Jerry Gilbert spoke against the application.

Mr Chris Gwilliam, the applicant's agent, in support of the application.

The referring Ward Councillor Sherwan Chowdhury spoke against the application.

The Committee deliberated on the application presentation heard before them having heard all the speakers who addressed the Committee, and in turn addressed their view on the matter.

An informative was proposed by Councillor Leila Ben-Hassel for the developer to engage with the school before construction commences regarding the construction and logistics plan to ensure safety.

The substantive motion to **GRANT** the application based on the officer's recommendation was taken to the vote having been proposed by Councillor Paul Scott. This was seconded by Councillor Leila Ben-Hassel.

The substantive motion carried with six Members voting in favour, three Members voting against and one Member abstaining their vote.

The Committee therefore **RESOLVED** to **GRANT** the application for the development of Homestead, Gibsons Hill, Norbury, London, SW16 3ER.

11/21

**20/05200/FUL 11 Hartley Old Road, Purley, CR8 4HH**

Demolition of single-family dwelling house and erection of 1x three storey block containing 3x 2-bedroom flats and 4x 3-bedroom flats; and 2x 4-bedroom semi-detached houses with associated access, car parking, cycle and refuse storage.

Ward: Purley and Woodcote

The officers presented details of the planning application and responded to questions for clarification.

Mr Rustam Dubash spoke against the application.

Mr Ian Woodward-Court, the applicant's agent, in support of the application.

The Committee deliberated on the application presentation heard before them having heard all the speakers who addressed the Committee, and in turn addressed their view on the matter.

Councillor Paul Scott requested for an informative on the landscaping condition for the hedges to be retained (subject to its condition), though replanting would also be a reasonable acceptable alternative. Officers advised against the proposal due to the constraints on the development construction with possible damage and Councillor Leila Ben-Hassel suggested for a condition for the replacement hedges to be semi-mature when planted. This was seconded by Councillor Chris Clark.

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Councillor Leila Ben-Hassel requested for the estate management plan to address the storage of refuse.

The substantive motion to **GRANT** the application based on the officer's recommendation with the amendment to the landscape condition and waste collection was taken to the vote having been proposed by Councillor Leila Ben-Hassel. This was seconded by Councillor Paul Scott.

The substantive motion carried with six Members voting in favour and four Members voting against.

The Committee therefore **RESOLVED** to **GRANT** the application for the development of 11 Hartley Old Road, Purley, CR8 4HH.

12/21 **Items referred by Planning Sub-Committee**

There were none.

13/21 **Other planning matters**

14/21 **Weekly Planning Decisions**

The report was received for information.

The meeting ended at 10.35 pm

**Signed:**

**Date:** .....