

## Planning Committee

Meeting of Croydon Council's Planning Committee held on Thursday, 12 March 2020 at 6.30pm in Council Chamber, Town Hall, Katharine Street, Croydon CR0 1NX

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

### MINUTES

**Present:** Councillor Paul Scott (Vice-Chair);

Councillors Muhammad Ali, Jason Perry, Scott Roche, Ian Parker, Gareth Streeter, Felicity Flynn (In place of Toni Letts), Bernadette Khan (In place of Sherwan Chowdhury), Leila Ben-Hassel (In place of Joy Prince) and Caragh Skipper (In place of Chris Clark)

**Also**

**Present:** Councillor Margaret Bird, Councillor Steve O'Connell & Councillor Badsha Quadir

### PART A

48/20 **Apologies for Absence**

Apologies were received from Councillor Toni Letts for whom Councillor Felicity Flynn was in attendance as substitute; from Councillor Joy Prince for whom Councillor Leila Ben-Hassel was in attendance as a substitute; from Councillor Chris Clark for whom Councillor Caragh Skipper was in attendance as a substitute and from Councillor Sherwan Chowdhury for whom Councillor Bernadette Khan was in attendance as a substitute.

49/20 **Minutes of Previous Meeting**

**RESOLVED** that the minutes of the meeting held on Thursday 6 February 2020 be signed as a correct record.

50/20 **Disclosure of Interest**

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

51/20 **Urgent Business (if any)**

There was none.

52/20 **Development presentations**

There were none.

53/20 **Planning applications for decision**

The Chair announced that the agenda application items would be heard in the following order: Item 6.2 19/04441/OUT 10 Welcomes Road, Kenley, CR8 5HD, Item 6.1 19/03965/FUL 8 Coulsdon Road, Coulsdon, CR5 2LA, Item 6.3 19/04119/FUL 90A Higher Drive, Purley, CR8 2HJ and Item 6.4 19/02997/FUL 33A Smitham Bottom Lane, Purley, CR8 3DE.

The Chair reminded Members that motions would be heard as follows: the Members would deliberate on the application item presented, and all Members would then be given the opportunity to speak. Following this, the substantive motion (officer's recommendation) would be voted on, following a proposal and a second. Only if the vote to the substantive motion (officer's recommendation) fell, then would a motion to refuse/approve be considered.

54/20 **19/04441/OUT 10 Welcomes Road, Kenley, CR8 5HD**

Demolition of existing dwelling. Erection of 8 three/four storey dwelling houses (2 pairs of semi-detached properties and 4 terraced properties), provision of vehicular accesses, access road, parking areas, land level alterations and cycle storage.

Ward: Kenley

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

Ms Veronica Hempsey and Ms Jane Barrett spoke against the application.

Mr Martyn Avery, the applicant, spoke in support of the application.

Referring Ward Member Councillor Steve O'Connell 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.

The substantive motion to **APPROVE** the application based on the officer's recommendation was taken to the vote having been proposed by Councillor Muhammad Ali with the undertaking from officers that Reserved Matters application for landscaping be returned to a Committee before commencement of the works. This was seconded by Councillor Paul Scott.

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

The Committee therefore **RESOLVED** to **GRANT** the application for the development of 10 Welcomes Road, Kenley, CR8 5HD.

55/20 **19/03965/FUL 8 Coulsdon Road, Coulsdon, CR5 2LA**

Demolition of the existing property and erection of six new apartments and 2 houses (houses to front Petersfield Crescent), with associated new access, parking, refuse and cycle stores and landscaping.

Ward: Old Coulsdon

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

*At 7:45pm, Councillor Caragh Skipper left the Council Chamber and returned to the meeting during the consideration of the application at 7:48pm and, in accordance with the Council's constitution, took no part in this item.*

Ms Lucia Briault spoke against the application.

Mr Matt Corcoran, the applicant, spoke in support of the application.

Referring Ward Member Councillor Margaret Bird spoke against the application.

Councillor Caragh Skipper announced that they would be abstain from voting on this application as they had not been present for the whole item.

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.

The substantive motion to **APPROVE** the application based on the officer's recommendation was taken to the vote having been proposed by Councillor Felicity Flynn with the modification of conditions to allocate parking bays to the ground floor flats through the use of a Car Parking Management Plan condition, that Condition 6 of the report was made a pre-commencement condition and that full details of access to the communal garden areas was made subject to condition to ensure there accessibility. This was seconded by Councillor Leila Ben-Hassel.

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

The Committee therefore **RESOLVED** to **GRANT** the application for the development of 8 Coulsdon Road, Coulsdon, CR5 2LA.

*At 8:26pm the Planning Committee adjourned the meeting for a short break.  
At 8:30pm, Councillor Jason Perry gave apologies and left the Committee.  
At 8:31pm the Planning Committee reconvened the meeting.*

56/20     **19/04119/FUL 90A Higher Drive, Purley, CR8 2HJ**

Councillor Bernadette Khan informed the committee that she owned a residence on Higher Drive. The Legal Representative advised the committee that Councillor Khan's residence was not directly impacted by the application, being some way from the application site, and that this was not a conflict of interest.

Demolition of the existing dwelling and erection of a four / five storey building comprising of 9 x 3 bedroom flats together with car parking, refuse store, internal bike store and landscaping.

Ward: Purley and Woodcote

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

Ms Jennifer Sener, on behalf of Foxley Resident's Association, spoke against the application.

Mr Edd Medicott, on behalf of the applicant, spoke in support of the application.

Referring Ward Member Councillor Steve O'Connell 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.

The substantive motion to **APPROVE** the application based on the officer's recommendation was taken to the vote having been proposed by Councillor Muhammad Ali with the modification of conditions to extend the protection of trees on the rear boundary from five to ten years, that access to the rear of the site was secure and that consideration was given to use of the Section 106 funding towards a car club or other sustainable travel measures. This was seconded by Councillor Felicity Flynn.

The substantive motion was carried with five Members voting in favour, three Members voting against and one Member abstaining.

The Committee therefore **RESOLVED** to **GRANT** the application for the development of 90A Higher Drive, Purley, CR8 2HJ.

57/20 **19/02997/FUL 33A Smitham Bottom Lane, Purley, CR8 3DE**

Demolition of existing dwelling and erection of a 2 storey building with accommodation within the roof space containing 1 x 3 bed, 6 x 2 bed & 2 x 1 bed apartments. Provision of associated parking, amenity space, cycle and refuse stores.

Ward: Purley and Woodcote

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

Mr Paul Upward spoke against the application.

Mr Barry Hillman, Agent for the applicant, spoke in support of the application.

Councillor Badsha Quadir, on behalf of referring Councillor Simon Brew, spoke against the application. Councillor Badsha Quadir informed the committee that his residence backed the application site and was directly affected by it.

The Legal Representative advised the Committee not to take into account Councillor Badsha Quadir's representations except in so far as they were repeating the referral made by Councillor Simon Brew.

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.

The substantive motion to **APPROVE** the application based on the officer's recommendation was taken to the vote having been proposed by Councillor Felicity Flynn. This was seconded by Councillor Muhammad Ali.

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

The Committee therefore **RESOLVED** to **GRANT** the application for the development of 33A Smitham Bottom Lane, Purley, CR8 3DE.

58/20 **Items referred by Planning Sub-Committee**

There were none.

59/20 **Other planning matters**

60/20 **Weekly Planning Decisions and Performance**

The report was received for information.

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61/20 **Planning Appeal Decisions (February 2020)**

The report was received for information.

The meeting ended at 10.08pm

**Signed:**

**Date:** .....