

Planning Sub Committee A - 16 April 2015

Minutes of the meeting of the Planning Sub Committee A held at Committee Room 4, Town Hall, Upper Street, N1 2UD on 16 April 2015 at 7.30 pm.

Present: **Councillors:** R Perry (Chair), Poyser (Vice-Chair), Gantly and Fletcher

Councillor Rupert Perry in the Chair

58 **INTRODUCTIONS (Item A1)**

Councillor Rupert Perry welcomed everyone to the meeting. Members of the Sub-Committee and officers introduced themselves. The Chair explained that the Sub-Committee would deal with the determination of planning applications and outlined the procedures for the meeting.

59 **APOLOGIES FOR ABSENCE (Item A2)**

There were no apologies for absence.

60 **DECLARATIONS OF SUBSTITUTE MEMBERS (Item A3)**

There were no declarations of substitute members.

61 **DECLARATIONS OF INTEREST (Item A4)**

There were no declarations of interest.

62 **ORDER OF BUSINESS (Item A5)**

Items B2 – 139A and 139B Grosvenor Avenue and B5 – Land at Oakdale Court, adjacent to no. 29 Fortnam Road were withdrawn from the agenda. The order of business would be as follows: B1, B3 and B4.

63 **MINUTES OF PREVIOUS MEETING (Item A6)**

RESOLVED:

That the minutes of the meeting held on 3 March 2015 be confirmed as an accurate record of proceedings and the Chair be authorised to sign them.

64 **1 WILLOW BRIDGE ROAD, ISLINGTON, LONDON, N1 2LB (Item B1)**

The demolition of the existing rear conservatory and construction of a new three storey extension with link to main house. (NB: 1 ½ storeys below existing ground level). Associated changes to main house at ground/lower ground floor levels. Installation of two new velux roof windows in main rear roof slope.

Planning application number: P2015/0118/FUL)

In the discussion the following points were made:

- The design and conservation officer considered the revised scheme with the reduction in the height of the extension to be more acceptable than the previous scheme.

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- The design and conservation officer would prefer lighter brick than those preferred. However the materials condition required materials to be submitted and approved by officers. The applicant provided details of the cladding system that was proposed.
- Overdevelopment was considered. Officers confirmed this was subjective and related to the size, scale, massing and relationship to surrounding properties.
- The applicants stated they would welcome feedback from the Canonbury Society.

RESOLVED:

That planning permission be granted subject to the conditions and informatives in the case officer's report.

- 65** **139A AND 139B GROSVENOR AVENUE, N5 2NH (Item B2)**
Demolition of the existing 2-storey semi-detached houses in multiple occupation (HMO – use class C4) and the construction of a new 5-storey (including lower ground floor) building providing eight residential dwellings (C3) consisting of 2 x 4 bedroom units and 6 x 2 bedroom units with bin storage area to the front, cycle storage area to rear and associated landscaping.

(Planning application number: P2014/3449/FUL)

RESOLVED:

That it be noted that this item had been withdrawn from the agenda.

- 66** **65 ST GEORGE'S AVENUE, LONDON, N7 0AJ (Item B3)**
Replacement of existing lower ground floor single storey rear extension, erection of single storey infill rear extension along the boundary with No. 67 St George's Avenue, installation of solar panels and 3 rooflights on the rear roof slope. Replacement of windows on the front elevation.

(Planning application number: P2015/0131/FUL)

In the discussion the following points were made:

- The basement part of the scheme did not require planning permission as it could be undertaken under permitted development. It was included in the application for information. Similarly the enlargement of the existing first floor sash window on the rear projection could be undertaken under permitted development as could the installation of the solar panels.
- Many of the objector's points were building control matters.
- Insurance indemnity was a civil matter.

RESOLVED:

That planning permission be granted subject to the conditions and informatives in the case officer's report.

- 67** **FOOTPATH THROUGH BEMERTON ESTATE: FOOTPATH FROM JUNCTION OF FREELING STREET/CARNOUSTIE DRIVE THROUGH BEMERTON ESTATE TO JUNCTION OF PEMBROKE STREET/BINGFIELD PARK, LONDON (Item B4)**
Resurfacing the footpath from the junction of Freeling Street and Carnoustie Drive, through Bemerton Estate to Bingfield Park at Pembroke Street. Replacement fence on Stranraer Way and Earlsferry Way, installation of new railings and concrete seating.

(Planning application number: P2014/4270/FUL)

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In the discussion the following point was made:

- The accessibility officer considered the scheme to be acceptable in terms of accessibility.

RESOLVED:

That planning permission be granted subject to the conditions and informatives in the case officer's report.

68 **LAND AT OAKDALE COURT, ADJACENT TO NO. 29 FORTNAM ROAD, LONDON, N19 3NS (Item B5)**

Erection of a two-storey end of terrace building containing 2 one-bedroom flats, with associated boundary treatment, landscaping and car parking spaces between Oakdale Court and 29 Fortnam Road.

(Planning application number: P2014/3589/FUL)

RESOLVED:

That it be noted that this item had been withdrawn from the agenda.

69 **VOTE OF THANKS (Item)**

There was a vote of thanks to Councillor Rupert Perry from members and officers for his work as Chair of the Planning Sub-Committee.

The meeting ended at 8.10 pm

CHAIR