
REPORT OF STRATEGIC PLANNING COMMITTEE

MEETING HELD ON 27 JUNE 2007

Chairman: Councillor Marilyn Ashton

Councillors: * Robert Benson (3) * Julia Merison
 * Don Billson * Narinder Singh Mudhar
 * Mrinal Choudhury * Joyce Nickolay (Vice-Chairman)
 * Graham Henson (2) (in the Chair)
 * Thaya Idaikkadar

* Denotes Member present
 (2) and (3) Denote category of Reserve Members

PART II - MINUTES
PART I - RECOMMENDATIONS - NIL
98. Attendance by Reserve Members:

RESOLVED: To note the attendance at this meeting of the following duly appointed Reserve Members:-

Ordinary Member

Councillor Marilyn Ashton
 Councillor Keith Ferry

Reserve Member

Councillor Robert Benson
 Councillor Graham Henson

99. Right of Members to Speak:

RESOLVED: To note that no Members, who were not Members of the Committee, had requested to speak at the meeting.

100. Declarations of Interest:

RESOLVED: To note the following declarations of interest made by Members present relating to business to be transacted at this meeting:

- (i) Planning Applications 2/02 and 2/03 – 105 Headstone Road, Harrow, HA1 1PG
 Councillor Joyce Nickolay declared that all Conservative Members of the Committee had a prejudicial interest in the above applications, arising from the fact that the applicant was a Conservative Councillor. Accordingly, all Conservative Members of the Committee would leave the room and take no part in the discussion or decision-making on these items.

101. Arrangement of Agenda:

RESOLVED: That (1) in accordance with the Local Government (Access to Information) Act 1985, the following agenda item be admitted late to the agenda by virtue of the special circumstances and grounds for urgency detailed below:-

Agenda item

11. Planning Applications
 Received: Unit 4 South,
 Central Depot, Forward
 Drive, Harrow, HA3 8NT

Special Circumstances / Grounds for Urgency

The report was late because it was necessary to wait for the end of a consultation period before producing the report. This was a Council-funded scheme and work needed to be completed before September 2007 during school holidays. A decision was needed prior to 2 July 2007, when contractors were provisionally due to start work. Members were requested to consider this item, as a matter of urgency.

(2) all items be considered with the press and public present.

102. **Minutes:**
RESOLVED: That the Chairman be given authority to sign the minutes of the meeting held on 16 May 2007 as a correct record once they have been printed in the Council Bound Minute Volume.
103. **Public Questions, Petitions and Deputations:**
RESOLVED: To note that no public questions were put, or petitions or deputations received at this meeting under the provisions of Committee Procedure Rules 19, 16 and 17 (Part 4B of the Constitution) respectively.
104. **References from Council and other Committees/Panels:**
RESOLVED: To note that there were no references from Council or other committees/panels.
105. **Representations on Planning Applications:**
The Committee, having been advised that a late request had been received from an objector wishing to make representation in respect of item 2/04 on the list of planning applications, it was
RESOLVED: That, in accordance with the provisions of Committee Procedure Rule 18 (Part 4B of the Constitution), (1) representations be received in respect of item 1/01 on the list of planning applications; and
(2) representations not be received in respect of item 2/04 on the list of planning applications.
106. **Planning Applications Received:**
RESOLVED: That authority be given to the Head of Planning to issue the decision notices in respect of the applications considered, as set out in the schedule attached to these minutes.
107. **Variations of Section 106 Agreement relating to 375-379 Uxbridge Road, Hatch End:**
The Committee received a report of the Director of Planning which set out a request from Try Homes Limited (the Developer) to vary a Section 106 Agreement dated 28 October 2005 (the Principal Agreement) made between the Council, the Developer and two other parties.
Members noted that the 'Summary and Recommendations' section of the report of the Director of Planning incorrectly stated that the Agreement was dated 28 October 2005.
RESOLVED: To agree the variation of clause 7(e) of the Principal Agreement by amending the period after which a mortgagee can dispose of an affordable housing unit free of any restriction from 12 months to 6 months.
108. **Member Site Visits:**
RESOLVED: To note that there were no Member site visits to be arranged.
(Note: The meeting, having commenced at 6.30 pm, closed at 8.15 pm).

(Signed) COUNCILLOR JOYCE NICKOLAY
Vice-Chairman in the Chair

SECTION 2 – OTHER APPLICATIONS RECOMMENDED FOR GRANT

LIST NO: 2/01 **APPLICATION NO:** P/1234/07/DAD

LOCATION: Land o/s mosque, 20-34 Station Road, Harrow

APPLICANT: J C Devaux UK Ltd for BT

PROPOSAL: Internally illuminated advertisement panel on rear of replacement public telephone kiosk.

DECISION: (1) GRANTED permission for the development described in the application and submitted plans, subject to the conditions and informatives reported, as amended on the Addendum;

(2) RESOLVED that any application relating to the siting of the kiosk be brought to Committee for determination.

LIST NO: 2/02 **APPLICATION NO:** P/1186/07/DFU

LOCATION: 105 Headstone Road, Harrow, HA1 1PG

APPLICANT: Crescent for Eric Silver

PROPOSAL: New shop front including shutters

DECISION: GRANTED permission for the development described in the application and submitted plans, subject to the condition and informatives reported.

[Note: The Vice-Chairman in the Chair, Councillor Joyce Nickolay, having declared a prejudicial interest in this item and item 2/03, and left the room, Councillor Thaya Idaikkadar was duly elected Chairman for consideration of the two items].

(See also Minute 100 and item 2/03).

LIST NO: 2/03 **APPLICATION NO:** P/1188/07/DFU

LOCATION: 105 Headstone Road, Harrow, HA1 1PG

APPLICANT: Crescent for Eric Silver

PROPOSAL: Internally illuminated fascia sign

DECISION: GRANTED permission for the development described in the application and submitted plans, subject to the conditions and informatives reported.

[Note: Upon conclusion of this item, Councillor Joyce Nickolay resumed the Chair].

(See also Minute 100 and item 2/02).

LIST NO: 2/04 **APPLICATION NO:** P/1105/07/DDP

LOCATION: 19 Mephram Gardens, Harrow, HA3 6QS

APPLICANT: Sophie Ungerer for Warden Housing Association

PROPOSAL: Approval of details materials pursuant to Condition 5 of Planning Permission P/2378/06/DFU for part two, part three storey block of five terraced houses with parking dated 15/12/2006.

DECISION: GRANTED approval for the details described in the application, subject to the condition and informatives reported, as amended on the Addendum.

LIST NO: 2/05 **APPLICATION NO:** P/1289/07/DFU
LOCATION: Unit 4 South, Central Depot, Forward Drive, Harrow, HA3 8NT
APPLICANT: The Wilson Partnership for L B Harrow
PROPOSAL: Change of use to training centre and support office accommodation to include; entrance doors and windows & mezzanine floor and internal partitions.
DECISION: GRANTED permission for the development described in the application and submitted plans, subject to the conditions and informatives reported.

SECTION 3 – OTHER APPLICATIONS RECOMMENDED FOR REFUSAL

LIST NO: 3/01 **APPLICATION NO:** P/1501/07/CFU
LOCATION: 100A/100B Nibthwaite Road, Harrow, HA1 1TG
APPLICANT: Mr Haroon Hanif
PROPOSAL: Two/single storey rear extension and front porch
DECISION: REFUSED permission for the development described in the application and submitted plans, as amended on the Addendum, for the reasons reported.
