



COMMUNITY COUNCILS
A voice for your community



NUNHEAD AND PECKHAM RYE COMMUNITY COUNCIL

PLANNING COMMITTEE

MINUTES of Nunhead and Peckham Rye Community Council Planning Meeting held on Tuesday, 29th July 2008 at the Southwark Town Hall, Peckham Town Hall, Peckham Road SE5

The meeting opened at 7.00 pm

PRESENT:

Councillors: Mark Glover, Robert Smeath, Susan Jones, Aubyn Graham

Officers: - Clerk – Rebecca Durojaiye
- Community Council Involvement Coordinator: Nadine James
Pauline Bonner
- Planning Officer: Andre Verster
- Legal Officer: Roy Pinnock

1. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Althea Smith, Evrim Laws, Fiona Colley, Gordon Nardell, Dominic Thorncroft.

2. CONFIRMATION OF VOTING MEMBERS

The members listed as present were confirmed as the voting members.

3. NOTIFICATION OF ANY OTHER ITEMS WHICH THE CHAIR DEEMS AS URGENT

- a) Councillor Glover received a request to consider arranging a late meeting to consider protection of property on Chadwick Road.

4. DISCLOSURE OF INTERESTS AND DISPENSATIONS

Councillor Glover owns a property which borders St. James The Great Church, therefore he will not be chairing the meeting on items 1/1 to 1/3. Councillor Smeath has no interest in these items and would be chairing the meeting on these items.

5. RECORDING OF MEMBERS' VOTES

Council Procedure Rule 1.17 (5) allows a Member to record her/his vote in respect of any Motions and amendments. Such requests are detailed in the following Minutes. Should a Member's vote be recorded in respect to an

amendment, a copy of the amendment may be found in the Minute File and is available for public inspection.

The committee considered the items set out on the agenda, a copy of which has been incorporated in the minute file. Each of the following paragraphs relates to the item bearing the same number on the agenda. In every case the planning officer introduced the item to Members.

6. MINUTES (OF PREVIOUS MEETING June 4 2008)

Minutes from 4th June 2008 was agreed by the chair

7. Agenda item: Full Planning Permission

Item1/1: St. James The Great Church, 45 Elm Grove & 63 & 65 Bellenden Road, London SE15 5DB

Proposal (08-AP-0484) Demolition of the existing St James The Great Church and Hall to build a new church, hall and ancillary accommodation as well as one new flat to the rear of 45 Elm Grove, the conversion of 45 Elm Grove into 4 flats, a new terrace house to Elm grove, a new priests flat adjacent to the proposed church, a new 2 bed terrace house at 63 Bellenden Road and 2 new 1 bed flats at 65 Bellenden Road with 5 car parking spaces and 10 bicycle parking spaces.

Cllr Mark Glover left the room for items 1/1, 1/2 and 1/3 and was not involved in the decision making for items 1/1, 1/2 and 1/3.

Resolved The committee resolved to grant planning permission subject to the conditions mentioned in the officer's report.

Agenda item: Conservation Area Consent

Item1/2: St. James The Great Church, 45 Elm Grove & 63 & 65 Bellenden Road, London SE15 5DB

Proposal (08/AP/0492) Demolition of the existing St. James the Great Church and Hall

Resolved The committee resolved to grant Conservation Area Consent subject to the construction management scheme.

Agenda item: Listed Building Consent

Item1/3: St. James The Great Church, 45 Elm Grove, London SE15 5DB

Proposal (08/AP/0488) Demolition of the garage within the curtilage of a listed building. Internal alterations to form two flats and two maisonettes and external restoration to openings, replacement of plastic windows and roof lights

Resolved The committee resolved to grant listed building consent subject to the conditions mentioned in the officer's report.

Agenda item: Full Planning Permission

Item1/4: Unit 5 Bellenden Road Business Centre, Bellenden Road, London SE15 4RF

Proposal

(08/AP/0395) Change of use from garage (serving motorcars) to MOT Testing Centre

Resolved The committee resolved to grant planning permission based on the condition that staff and customer parking takes place on designated bays as identified on the application plans.

Agenda item: Full Planning Permission

Item1/5: 142 Peckham Rye, London SE22 9QH

Proposal

(08/AP/0712) Basement extension to rear of building and erection of rear external staircase to provide additional 1 X 2 bed unit at basement level, involving demolition of existing conservatory extension, provision of 3 parking spaces and 6 cycle parking spaces within front garden and landscaping to rear garden.

Cllr Robert Smeath spoke on item 1/5 and was not involved in the decision making of item 1/5.

Resolved The committee resolved not to grant planning permission due to no natural light in some of the rooms.

The meeting closed at 8:47pm

CHAIR:

DATE: