

# Planning and Development Control Committee Minutes

Tuesday 2 April 2019

## **PRESENT**

**Committee members:** Councillors Rachel Leighton (Chair), Matt Uberoi (Vice-Chair), Colin Aherne, Wesley Harcourt, Natalia Perez, Rowan Ree and Matt Thorley

### **137. MINUTES**

The minutes of the meetings of the Committee held on 30 January 2019 and 12 February 2019 were agreed as an accurate record.

### **138. APOLOGIES FOR ABSENCE**

Apologies for absence were provided by Councillor Alex Karmel.

### **139. DECLARATION OF INTERESTS**

There were no declarations of interest.

### **140. DECISION TO RE-ORDER THE AGENDA**

In view of members of the public present for particular applications the Chair proposed that the agenda be re-ordered, with which the Committee agreed, and the minutes reflect the order of the meeting.

### **141. CENTRE HOUSE, 56 WOOD LANE, LONDON W12 7SB COLLEGE PARK AND OLD OAK 2018/03058/FUL**

Please see the Addendum attached to the minutes which made minor changes to the report.

The Committee heard one representation in support from the Applicant. A number of points were raised and included: Centre House was owned by Imperial College. The development sought to become the gateway to the new campus. The design had evolved over a number of years and a considerable amount of public

consultation had been conducted. St James had undertaken additional sunlight and daylight tests to allay local residents' concerns.

The proposal would provide 527 residential homes and a mix of private and affordable accommodation. This included 185 affordable homes which equated to 35% (by habitable rooms and homes). It was envisaged that the affordable units would provide affordable intermediate rent properties for employees/key workers of Imperial College.

The proposal incorporated the erection of two buildings with basement level, comprising 1 x part 11/ part 22 storey building and 1 x part 11/part 32 storey building with ancillary residential facilities, including flexible commercial, community and leisure floorspace. The design incorporated public realm, amenity space, landscaping, and other associated infrastructure works including creation of basement level access to the adjoining White City Living site and works to the site's western boundary. The proposal would also create local employment opportunities.

During the course of discussions, the Committee explored a number of issues including eastern access to White City Station, piling, construction techniques and the effect this would have on Wood Lane residents. In addition, the Committee considered the height of the proposal and the daylight and sunlight implications, as well as the views in and out of the area.

Further issues included the viability of the proposed commercial spaces, construction traffic, the design principles and nomination rights to the affordable properties. Finally, access to amenity space, disabled parking and the mix of residential properties was also considered.

The Committee voted on application 2018/03508/FUL and whether to agree the officer recommendations of approval. This was put to the vote and the result was as follows:

Officer Recommendation 1:

For:  
6  
Against:  
0  
Not Voting:  
1

Officer Recommendation 2:

For:  
7  
Against:  
0  
Not Voting:  
0

## RESOLVED THAT:

Planning Application 2018/03508/FUL be approved, subject to:

- 1) There being no contrary direction from the Mayor for London that the Committee resolve that the Strategic Director, Growth and Place be authorised to determine the application and grant permission upon the completion of a satisfactory legal agreement and subject to the conditions listed in the report.
- 2) To authorise the Director for Strategic Director, Growth and Place in consultation with the Director of Law and the Chair of the Planning and Development Control Committee to make any minor modifications to the proposed conditions or heads of terms or any subsequent minor changes arising out of detailed negotiations with the applicant which may necessitate the modification, which may include the variation, addition or deletion of the conditions and heads of terms as drafted to ensure consistency between the two sets of provisions.

### **142. BROOK HOUSE, 229-243 SHEPHERD'S BUSH ROAD, LONDON W6 7AN - HAMMERSMITH BROADWAY 2018/02776/FUL**

Please see the Addendum attached to the minutes which amended the report.

There were no representations. During the course of discussions, the Committee explored a number of issues including the net employment gain and the reduction in carbon emissions. Further issues included the consultation discussions with the Design Review Panel and the ease/viability of converting the building to a hotel rather than new office space.

The Committee voted on application 2018/02776/FUL and whether to agree the officer recommendations of approval, and the changes set out in the addendum. This was put to the vote and the result was as follows:

Officer Recommendation 1:

For:

7

Against:

0

Not Voting:

0

Officer Recommendation 2:

For:

7

Against:

0

Not Voting:

0

**RESOLVED THAT:**

Planning Application 2018/02776/FUL be approved, subject to:

- 1) That the Strategic Director, Growth and Place be authorised to determine the application and grant permission up on the completion of a satisfactory legal agreement and subject to the condition(s) listed below.
- 2) To authorise the Strategic Director, Growth and Place, after consultation with the Director of Law and the Chair of the Planning and Development Control Committee to make any minor changes to the proposed conditions or heads of terms of the legal agreement, any such changes shall be within their discretion.

Meeting started: 7.00 pm

Meeting ended: 8.20 pm

Chair .....

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