



CITY OF WESTMINSTER

MINUTES

Planning Applications Sub-Committee (2)

MINUTES OF PROCEEDINGS

Minutes of a meeting of the **Planning Applications Sub-Committee (2)** Committee held on **Tuesday 28th May, 2019**, Rooms 18.01 & 18.03, 18th Floor, 64 Victoria Street, London, SW1E 6QP.

Members Present: Councillors Robert Rigby (Chairman), Louise Hyams, James Spencer and Matt Noble

1 MEMBERSHIP

- 1.1 There were no changes to the membership.

2 DECLARATIONS OF INTEREST

- 2.1 The Chairman explained that a week before the meeting, all four Members of the Committee were provided with a full set of papers including a detailed officer's report on each application; together with bundles of every single letter or e-mail received in respect of every application, including all letters and emails containing objections or giving support. Members of the Committee read through everything in detail prior to the meeting. Accordingly, if an issue or comment made by a correspondent was not specifically mentioned at this meeting in the officers' presentation or by Members of the Committee, it did not mean that the issue had been ignored. Members would have read about the issue and comments made by correspondents in the papers read prior to the meeting.
- 2.2 Councillor Hyams declared that in respect of Item 2 she had sat on a Sub-Committee which had considered an application at the same site previously.

3 MINUTES

3.1 RESOLVED:

That the minutes of the meeting held on 30 April 2019 be signed by the Chairman as a correct record of proceedings.

4 PLANNING APPLICATIONS

1 OPEN SPACE, GOLDEN SQUARE, LONDON, W1F 9HW

Installation of two sculptures ('The Bra' and 'The Corset') for a temporary period of 6 months.

RESOLVED UNANIMOUSLY:

That planning permission be granted subject to:

- a) A condition restricting the length of the display to six months only; and
- b) An additional informative to ensure there is signage available providing information on the sculptures and the artist.

2 37-38 MARGARET STREET, LONDON, W1G 0JF

Variation of Condition 3 of planning permission dated 31 January 2017 (RN: 16/10306/FULL) for 'Use of part of the ground floor as a restaurant (Class A3)'; NAMELY, to extend opening hours (from between 08.00 and midnight Sunday to Tuesday, between 08.00 and 01.00 on Wednesday and Thursday and between 08.00 and 02.00 on Friday and Saturday) to between 08.00 and 03.00 daily for a temporary period of one year.

The presenting officer tabled the current premises licence for the property as well as the following amendment to the reason for condition 3 and two additional informatives:

Reason 3

In order to allow the Council to assess the position and to protect the environment of people in neighbouring properties as set out in S24, S29 and S32 of Westminster's City Plan (November 2016) and ENV 6, ENV 7 and TACE 9 of our Unitary Development Plan that we adopted in January 2007.

Additional Informatives

Informative(s):

1 In dealing with this application the City Council has implemented the requirement in the National Planning Policy Framework to work with the applicant in a positive and proactive way. We have made available detailed advice in the form of statutory policies in Westminster's City Plan (November 2016), Unitary Development Plan, neighbourhood plan (where relevant), supplementary planning documents, planning briefs and other formal written guidance, as well as offering a full pre application advice service, in order to ensure that the applicant has been given every opportunity to submit an application which is likely to be considered favourably. In addition, where appropriate, further guidance was offered to the applicant at the validation stage.

2 Your attention is drawn to condition no 4 on this decision notice which relates to the operating hours of plant. These hours do not accord with the opening hours

hereby approved. You would need to submit a separate application to vary condition 4 if you wish to operate the plant to the extended hours. Such an application would need to include a full acoustic report to demonstrate that the plant is capable of complying with the City Council's normal noise criteria.

Mark Browning addressed the Sub-Committee in support of the application.

RESOLVED UNANIMOUSLY:

That conditional permission, as amended, be granted for a temporary period of 1 year.

3 MAYFAIR ROW, LONDON, W1

Installation of a freestanding gate at the entrance to Mayfair Row and low level external lights on the flank wall of 7 Shepherd Street (within Mayfair Row).

The presenting officer tabled the following amendment to condition 6 on the planning application RN 18/03877/FULL and condition 4 on the linked listed building consent RN 19/01509/LBC to read:

The development hereby approved shall be implemented in its entirety within 4 months of the date of this decision notice.

Reason:

To protect the special architectural or historic interest of this listed building and to make sure the development contributes to the character and appearance of the Mayfair Conservation Area. This is as set out in S25 and S28 of Westminster's City Plan (November 2016) and DES 1, DES 10 (A) and paras 10.108 to 10.146 of our Unitary Development Plan that we adopted in January 2007. (R26FD)

RESOLVED:

Grant: Councillors Rigby, Hyams and Spencer.

Refuse: Councillor Noble

- 1) That conditional planning permission, as amended, be granted;
- 2) That conditional listed building consent be granted; and
- 3) That the reasons for granting listed building consent as set out within informative 1 of the draft decision letter be agreed.

4 2 CHIPPENHAM MEWS, LONDON, W9 2AW

Use of ground floor as 1 bedroom flat and associated replacement of shopfront with timber doors and glazed windows.

The presenting officer tabled the following amendment to condition 8 so that it referred to internal noise transmission instead of external noise levels:

8. *The design and structure of the development shall be of such a standard that it will protect residents within the same building or in adjoining buildings from noise and vibration from the development, so that they are not exposed to noise levels of more than 35 dB LAeq 16 hrs daytime and of more than 30 dB LAeq 8 hrs in bedrooms at night.*

Reason:

As set out in ENV6 of our Unitary Development Plan that we adopted in January 2007, and the related Policy Application at section 9.76, in order to ensure that design, structure and acoustic insulation of the development will provide sufficient protection for residents of the same or adjoining buildings from noise and vibration from elsewhere in the development.

RESOLVED:

That conditional permission, as amended, be granted.

The Meeting ended at 7.27 pm

CHAIRMAN: _____

DATE _____