

<b><u>MEETING</u></b> <b>PLANNING COMMITTEE</b>
<b><u>DATE AND TIME</u></b> <b>TUESDAY 17TH JANUARY, 2017</b> <b>AT 7.00 PM</b>
<b><u>VENUE</u></b> <b>HENDON TOWN HALL, THE BURROUGHS, LONDON NW4 4BQ</b>

Dear Councillors,

Please find enclosed additional papers relating to the following items for the above mentioned meeting which were not available at the time of collation of the agenda.

Item No	Title of Report	Pages
1.	ADDENDUM (IF APPLICABLE)	3 - 4

Sheri Odoffin [sheri.odoffin@barnet.gov.uk](mailto:sheri.odoffin@barnet.gov.uk) 020 8359 3104

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# PLANNING COMMITTEE

17 January 2016

AGENDA ITEM 5

## ADDENDUM TO SERVICE DIRECTOR OF DEVELOPMENT MANAGEMENT AND BUILDING CONTROL'S REPORT

### All Schemes

In considering all of the applications, paragraph 70 of the NPPF is relevant and states the following:

To deliver the social, recreational and cultural facilities and services the community needs, planning policies and decisions should:

- plan positively for the provision and use of shared space, community facilities (such as local shops, meeting places, sports venues, cultural buildings, public houses and places of worship) and other local services to
- enhance the sustainability of communities and residential environments;
- guard against the unnecessary loss of valued facilities and services, particularly where this would reduce the community's ability to meet its day-to-day needs;
- ensure that established shops, facilities and services are able to develop and modernise in a way that is sustainable, and retained for the benefit of the community; and
- ensure an integrated approach to considering the location of housing, economic uses and community facilities and services.

### 16/7700/FUL - East Finchley Library, 226 High Road, London, N2 9BB

It should be noted that East Finchley Library is listed as an Asset of Community Value which officers consider is a material planning consideration in the assessment of the application. The development would help to safeguard the future of the community use and ensure that it can continue to be an asset to the local community. Officers consider that the extent of the community floorspace lost is outweighed by the benefit of generating a financial income for the library to enable the local community to continue to access its services.

### 16/7559/FUL - North Finchley Library, Ravensdale Avenue, London, N12 9HP

The Public Libraries and Museums Act 1964 is not part of the planning legislation but, to the extent that it engages a relevant planning consideration, might provide a further material planning consideration, beyond the development plan, that the Council should have regard to in the exercise of its decision-making powers on this planning application (s.38 (6) Planning and Compulsory Purchase Act 2004). This is in addition to other considerations prevailing in the development plan, and including the NPPF/NPPG, the London Plan, the Core Strategy and the Development Management Policies Document of the Local Plan.

It imposes a wide duty on local authorities to provide a comprehensive and efficient library service. Further details in respect of the discharge of this duty include the following in the Act, which the Council must satisfy itself will not be compromised as a matter of fact by this application:

- Securing adequate facilities for borrowing of books, printed material, gramophone records, films and other material.
- That each of these are sufficient in number, range and quality to meet any identified special and general requirements for adults and children.
- By the keeping of adequate stocks, arrangements with other library facilities or any other appropriate means.

Having regard to the above, officers consider that the proposed development would not conflict with the provisions of this act. A library would be retained on site which would still serve the local community and the self-service opening would extend the hours during which the library would be open to the public. The applicant has outlined that efficiencies in space planning would enable the same level of stock to be retained within the library.