

Decisions of the Finchley and Golders Green Area Planning Committee

27 July 2015

Members Present:-

Councillor Eva Greenspan (Chairman)
Councillor John Marshall (Vice-Chairman)

Councillor Jack Cohen
Councillor Arjun Mittra
Councillor Alan Schneiderman

Councillor Melvin Cohen
Councillor Jim Tierney

1. MINUTES OF LAST MEETING

RESOLVED: That the Finchley and Golders Green Area Planning Committee agree the minutes of the meeting that took place on 16th June 2015, pending the following amendment in respect to item 10:

- That three members were not in attendance for this item.

2. ABSENCE OF MEMBERS (IF ANY)

No members were absent.

3. DECLARATION OF MEMBERS' DISCLOSABLE PECUNIARY INTERESTS AND NON PECUNIARY INTERESTS (IF ANY)

The following interests were declared:

Councillor	Item no.	Nature of interest	Details of interest
Alan Schneiderman	8	Non-pecuniary	Councillor Schneiderman's late father used to frequently take taxis from the Dersingham Road Garage.

4. REPORT OF THE MONITORING OFFICER (IF ANY)

There was none.

5. PUBLIC COMMENTS AND QUESTIONS (IF ANY)

Ms Gabrielle Guz made a public comment in respect to Item 6.

6. MEMBERS' ITEMS (IF ANY)

Councillor Jack Cohen introduced his Member's Item, which related to an application for retention of a rear extension at 44 Pattison Road, London, NW2 2HJ.

Following discussion of the item, the Committee unanimously **RESOLVED:**

- **To instruct officers to bring an update report, highlighting the advantages and disadvantages of enforcement action, to a future meeting of the Planning Committee for consideration.**
- **The Committee noted that the Planning Committee Members should conduct a site visit**

7. 70 FRIERN PARK - 14/07718/FUL

The Committee noted the presentation and the information as set out in the Officer's report and addendum.

The Committee received an oral representation from two speakers who spoke in objection to the application and a response from the applicant's representative.

Votes were recorded as follows:

For	4
Against	2
Abstain	1

The Committee therefore **RESOLVED to APPROVE** the application. Subject to additional condition:

The development hereby approved shall ensure that the vehicular access is maintained for the residents of The Lindens through the approved development at all times to allow egress from The Lindens on to Friern Park in forward gear.

Reason: To ensure vehicles can safely manoeuvre and exit the site in the interest of highway and pedestrian safety.

8. JACABS LTD DERSINGHAM ROAD GARAGE DERSINGHAM ROAD LONDON NW2 1SP - 15/02053/FUL

The Committee noted the presentation and the information as set out in the Officer's report and addendum.

Votes were recorded as follows:

For	6
Against	1
Abstain	0

RESOLVED to APPROVE the application as per the Officer's recommendations, with an additional informative encouraging the developer to engage with the head of the nearby school including amendments to the following condition:

Amend condition 10 to read:

a) No development or site works shall take place on site until a 'Demolition & Construction **Management Plan**' has been submitted to and approved in writing by, the Local Planning Authority.

The Statement shall provide for: access to the site; the parking of vehicles for site operatives and visitors; hours of construction, including deliveries, loading and unloading of plant and materials; the storage of plant and materials used in the construction of the development; the erection of any means of temporary enclosure or security hoarding and measures to prevent mud and debris being carried on to the public highway and ways to minimise pollution.

b) The development shall thereafter be implemented in accordance with the measures detailed within the statement.

Reason: In the interests of highway safety and good air quality in accordance with Policies DM04 and DM17 of the Development Management Policies DPD (adopted September 2012), the Sustainable Design and Construction SPD (adopted April 2013) and Policy 5.21 of the London Plan (2011).

9. 136-140 CRICKLEWOOD BROADWAY NW2 - 15/02830/S73

The Committee noted the presentation and the information as set out in the Officer's report.

The Committee received an oral representation from a speaker who spoke in objection to the application.

Votes were recorded as follows:

For	0
Against	6
Abstain	1

The Committee therefore **RESOLVED to REFUSE** the application, contrary to the officer's recommendation.

REASON FOR REFUSAL:

The proposed change in hours would result in additional noise and disturbance to the detriment of the residential amenities of neighbouring residential occupiers. This would be contrary to policy DM01 of the Adopted Barnet Development Management Policies.

10. 136-140 CRICKLEWOOD BROADWAY NW2 - 15/02890/FUL

The Committee noted the presentation and the information as set out in the Officer's report.

Votes were recorded as follows:

For	4
Against	0
Abstain	3

The Committee therefore **RESOLVED to APPROVE** the application as per the Officer's recommendations, with the additional conditions:

- 1) The proposals shall be temporary for a period of one year only and after this period the table and chairs and enclosures shall be removed permanently.
Reason: To enable the Local Planning Authority to monitor the impact on local residents.
- 2) The tables and chairs shall be removed outside of the permitted hours of use.
Reason: To safeguard the residential amenities of neighbouring residents.

11. 49 HODFORD ROAD LONDON NW11 8NL - 15/01175/HSE

The Committee noted the presentation and the information as set out in the Officer's report.

The Committee received an oral representation from two speakers who spoke in objection to the application and a response from the applicant's representative.

Following discussion of the item, the Committee **RESOLVED to defer the item** so that Members could visit no.51 Hodford Road to assess the impact of loss of sun-light and day-light to this neighbouring property.

12. 114 REGENTS PARK ROAD LONDON N3 3JG - 15/01021/FUL

The Committee noted the presentation and the information as set out in the Officer's report and addendum.

The Committee received an oral representation from a speaker who spoke in objection the application.

Votes were recorded as follows:

For	4
Against	3
Abstain	0

RESOLVED to APPROVE the application as per the Officer's recommendations.

13. 95A HODFORD ROAD LONDON NW11 8EH - 15/02046/HSE

This item was deferred on officers' recommendations due to there being insufficient information to comprehensively consider this item.

14. 25-27 WICKLIFFE AVENUE LONDON N3 3EL - 15/02194/FUL

The Committee noted the presentation and the information as set out in the Officer's report and addendum.

The Committee received an oral representation from a speaker who spoke in objection to the application and a response from the applicant's representative.

Votes were recorded as follows:

For	3
Against	0
Abstain	4

RESOLVED to APPROVE the application as per the Officer's recommendations.

15. 23-25 WOODSTOCK ROAD LONDON NW11 8ES - 15/02695/FUL

The Officer clarified that a section 106 agreement for the provision of a contribution of £2,000 towards amending the Traffic Management Order would be sought and not a deed of variation as stated in the Officer's report. The Committee noted the presentation and the information as set out in the Officer's report and addendum.

Votes were recorded as follows:

For	4
Against	0
Abstain	3

RESOLVED to APPROVE the application as per the Officer's recommendations.

16. ANY ITEM(S) THE CHAIRMAN DECIDES ARE URGENT

There were none.

The meeting finished at 9.26 pm