

PLANS SUB-COMMITTEE NO. 2

Minutes of the meeting held at 7.00 pm on 22 December 2022

Present:

Councillor Mark Brock (Chairman)

Councillors Jonathan Andrews, Will Connolly, Peter Dean,
Kira Gabbert, Keith Onslow, Shaun Slator and Ryan Thomson

Also Present:

Councillors Alisa Igoe and Mark Smith

12 APOLOGIES FOR ABSENCE AND NOTIFICATION OF SUBSTITUTE MEMBERS

Apologies were received from Cllr Fawthrop and Cllr Slator attended as substitute.

13 DECLARATIONS OF INTEREST

None received.

14 CONFIRMATION OF MINUTES OF MEETING HELD ON 27TH OCTOBER 2022

The Minutes of the meeting held on 27th October 2022 were confirmed and signed as a correct record.

15 PLANNING APPLICATIONS

15.1 CRYSTAL PALACE & ANERLEY

(22/02326/FULL1)- Crystal Palace Park, Ledrington Road, Anerley, SE19 2GA

Application to operate car boot fair/sale events at Crystal Palace Coach Park, on Wednesdays and Saturdays from 7am-1pm.

An oral representation from the applicant was received at the meeting in support of the application. The applicant informed Members that the application was for a car boot sale between October and April only.

Members having considered the report and representations, **RESOLVED that PERMISSION BE GRANTED** as recommended, subject to the following conditions:

Condition 1 (temp permission) amended as follows:

The use hereby permitted shall be discontinued and the land reinstated to its former condition on or before 31st December 2024.

Reason: In order that the situation can be reconsidered in the light of the circumstances at that time in the interest of the amenities of the area in accordance with Policy 37 of the Bromley Local Plan.

2. The use of the site as a car boot sale shall operate only between the hours of 07:00 and 13:00 on Wednesdays and Saturdays, with sellers, organisers and staff allowed access to the site to set-up from 06:45, and with all vehicles to have left the site by 14:00. The use of the site shall be operational only between the months of October to April (inclusive) unless otherwise agreed in writing with the Local Planning Authority.

Reason: To ensure the site operates as intended, and to comply with Policy 119 of the Bromley Local Plan in the interests of protecting residential amenity and ensuring that no harm is caused to the Metropolitan Open Land or the public open space.

3. (a) Prior to the use commencing, a Travel Plan shall be submitted to and approved in writing by the Local Planning Authority. The Plan should include as a minimum:

- Measures to promote and encourage the use of alternative modes of transport to the car.
- A timetable for the implementation of the proposed measures and details of the mechanisms for implementation and for annual monitoring and updating.

(b) The Travel Plan shall be implemented in accordance with the agreed timescale and details.

Reason: In order to ensure appropriate management of transport implications of the development and to accord with Policy 31 of the Bromley Local Plan.

4. Prior to the first use of the development hereby permitted an Events Management Plan including arrangements for coordinating with other park users, waste and noise management shall be submitted to and approved in writing by the Local Planning Authority. The Events Management Plan shall include measures for annual monitoring and updating of the measures contained in it, and after the Local Planning Authority has approved the Events Management Plan, it shall be implemented thereafter.

Reason: In the interest of the amenities of the occupants of neighbouring residential properties and to accord with Policy 37 of the Bromley Local Plan.

5. (a) Details of arrangements for bicycle parking shall be submitted to and approved in writing by the Local Planning Authority prior to the use commencing.

(b) The arrangements as approved under part (a) shall be completed before any part of the development hereby permitted is first occupied and retained for as long as the use is carried out.

Reason: In order to comply with Policy T5 of the London Plan and Policy 31 of the Bromley Local Plan and in order to provide adequate bicycle parking facilities at the site and in the interest of reducing reliance on private car transport.

6. (a) Details of arrangements for storage of refuse and recyclable materials shall be submitted to and approved in writing by the Local Planning Authority prior to the use commencing.

(b) The arrangements as approved under part (a) shall be completed before any part of the development hereby permitted is first occupied and retained for as long as the use is carried out.

Reason: In order to comply with Policy 37 of the Bromley Local Plan and in order to provide adequate refuse storage facilities in a location which is acceptable from a residential and visual amenity aspect.

7. No amplified sounds, portable generators, or other machinery shall be used within the site associated with the permission hereby granted.

Reason: To safeguard the amenity of the neighbours by minimising impacts of the

development that would otherwise give rise to nuisance in line with Policy 119 of the Bromley Local Plan.

8. The development hereby permitted shall not be carried out otherwise than in complete accordance with the plans approved under this planning permission unless previously agreed in writing by the Local Planning Authority.

Reason: In order to comply with Policy 37 of the Bromley Local Plan and in the interests of visual and residential amenity.

**15.2
PLAISTOW**

(22/02458/PLUD) 105 Ridgeway Drive, Bromley, BR1 5DB.

Change of use from single family dwelling house (Use Class C3) to small six person House of Multiple Occupation (Use Class C4). **LAWFUL DEVELOPMENT CERTIFICATE (PROPOSED).**

An oral representation was received from neighbours objecting to the application. This was followed by an oral representation from the applicant in support of the application.

A visiting Ward Member, Councillor Alisa Igoe, also spoke to the Committee in objection to the application.

Members having considered the report, objections and representations, **RESOLVED that:**

- 1. A LAWFUL DEVELOPMENT CERTIFICATE BE GRANTED** as recommended.
- 2. Officers investigate any breach of Planning Control at the property and consider taking enforcement action if possible.**

**15.3
CHISLEHURST**

(22/03160/FULL6) - 22 Queens Road, Chislehurst, BR7 5AZ

Single storey rear infill extension and flat roof with light lantern to existing single storey outrigger (Retrospective). Rear rooflight to main roof.

A visiting Ward Member, Councillor Mark Smith, spoke to the Committee on behalf of neighbours to confirm their objections to the application.

Members having considered the report and objections, **RESOLVED that PERMISSION BE GRANTED** as recommended, subject to the conditions outlined in the report.

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CONTRAVENTIONS AND OTHER ISSUES

NO REPORTS.

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TREE PRESERVATION ORDERS

NO REPORTS.

The Meeting ended at 8.00 pm

Chairman