

Planning Committee Agenda



To: Councillor Michael Neal (Chair)
Councillor Clive Fraser (Vice-Chair)
Councillors Ian Parker, Simon Brew, Lara Fish, Sean Fitzsimons,
Mohammed Islam, Mark Johnson, Humayun Kabir and Appu Srinivasan

Reserve Members: Leila Ben-Hassel, Louis Carserides, Chris Clark,
Danielle Denton, Christopher Herman, Joseph Lee, Endri Llabuti,
Ellily Ponnuthurai, Holly Ramsey and Luke Shortland

A meeting of the **Planning Committee** which you are hereby summoned to attend, will be held on **Thursday, 6 July 2023** at the rise of Planning Sub-Committee but not earlier than **6.30 pm** in **Council Chamber, Town Hall, Katharine Street, Croydon CR0 1NX**

KATHERINE KERSWELL
Chief Executive and Head of Paid Service
London Borough of Croydon
Bernard Weatherill House
8 Mint Walk, Croydon CR0 1EA

Tariq Aniemeka-Bailey
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www.croydon.gov.uk/meetings
Wednesday, 28 June 2023

Members of the public are welcome to attend this meeting, or you can view the webcast both live and after the meeting has completed at <http://webcasting.croydon.gov.uk>

If you would like to record the meeting, we ask that you read the guidance on the recording of public meetings [here](#) before attending

To register a request to speak, please either e-mail Democratic.Services@croydon.gov.uk or phone the number above by 4pm on the Tuesday before the meeting.

The agenda papers for all Council meetings are available on the Council website www.croydon.gov.uk/meetings

If you require any assistance, please contact Tariq Aniemeka-Bailey
020 8726 6000 x64109 as detailed above.

AGENDA – PART A

5.1 22/05178/OUT - 20 Manor Way, Purley, CR8 3BH (Pages 5 - 6)

Outline planning permission (access, appearance, layout and scale) for the demolition of the existing house and the construction of a 3 storey building comprising 8 flats together with the provision of 8 parking spaces, refuse and cycle storage, all other matters reserved (landscaping).

Ward: Purley and Woodcote
Recommendation: Grant permission

5.2 22/04337/FUL - 27 Woodfield Hill, Coulsdon, CR5 3ED (Pages 7 - 8)

Demolition of the existing dwelling and construction of 4 x 4 bed dwellings and 2 x 4 bed detached dwellings with associated car parking provision, cycle storage, refuse storage and landscaping and demolition of existing dwelling.

Ward: Coulsdon Town
Recommendation: Grant permission

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6th July 2023 Planning Committee Addendum

Item 6.1 22/05178/OUT 20 Manor Way, Purley, CR8 3BH

1 additional objection has been received regarding the 2018 application (18/03185/OUT), fallback position and correct implementation dates.

Condition 1 of permission 18/03185/OUT states that “.....the development shall be begun not later than five years from the date of this permission **OR** two years from the final approval of all of the reserved matters.” The application was approved in 28/09/2018, (giving an implementation date of 28/09/2023) and the approval of the reserved matters application was approved in 28/07/2021 (giving an implementation dates of 28/07/2023).

In this case the condition allows works to begin on either date and the determination of the reserved matters application in 2022 which gives an earlier implementation date does not exclude the 5 year date being implemented.

The outline application was approved on 28/09/2018 and not 27/09/2018. The dates as stated in Para 3.4 and 3.14 should therefore be amended accordingly.

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Item 6.2 22/04337/FUL 27 Woodfield Hill, Coulsdon, CR5 3ED

An amended fire strategy fire strategy has been received which clarifies that access is via a driveway measuring 3.2m- 3.7m. The first 14m of driveway would be minimum 3.7m wide which would suitable for fire appliance parking.

The proposal now also includes the provision of 2 new fire hydrant points which would serve the proposed dwellings to the rear and front. The documents as listed in the plan numbers should be amended as follows:

Documents

~~Fire Strategy Statement (Altham Lewis Architects);~~ **Fire Strategy Statement Rev B (3 July 2023 Altham Lewis Architects)**; Landscape Management Plan (Feb 2023 Minaeva Landscape); Bat Emergence Survey (June 2022 ASW Ecology); Construction Logistics Plan (13 Oct 2022 Pulsar Transport Planning);

Preliminary Ecological Appraisal (06 June 2021 Elite Ecology); Reptile Survey (Aug 2022 Calumma Ecological Services); Conceptual SuDS strategy report (Oct 2022 Innervision Design Ltd); Landscape Strategy (Feb 2023); Parking Survey Technical Note (8 Feb 2023 Pulsar Transport Planning); Planning Statement (Feb 2023 Vita Group); Tree Survey, Arboricultural Impact Assessment, Draft Arboricultural Method Statement & Tree Protection Plan (14 Feb 2023 Usherwood Arboriculture) and Design and Access Statement Rev 04 (Feb 2023 Altham Lewis Architects).

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