

Development Control Board Visiting Group Site Visit		Date: 22 September 2015
Application No:	14/00786/OUT	Ward: Chadwell Heath
Reason for Referral to DCB as set out in Section I of the Council Constitution:	The application is a major development which is of a scale and importance that should be determined at DCB. The application is contrary to the Council's Local Plan and is recommended for approval with five or more objections.	
Address:	Abbey Care Home, Collier Row Road, Romford	
Development:	Application for outline planning permission: Demolition of existing care home and erection of replacement 2 storey (with accommodation in the roof) 38 bedroom care home.	
Applicant:	Mr A Patel	
Contact Officer Charles Sweeny	Title: Principal Development Management Officer	Contact Details: Tel: 020 8227 3807 E-mail: charles.sweeny@lbbd.gov.uk
Summary:		
<p>The application site is the Abbey care home which is a two storey building located on the south eastern side of Collier Row Road Romford. Old Sungate Cottages are located immediately to the east of the site along with public footpath 162 and a commercial use comprising a timber yard/window manufacturers is located to the west. The site is located within the Metropolitan Green Belt. The application seeks outline planning permission for the demolition of the existing care home and the erection of a replacement two storey 38 bedroom care home with accommodation in the roof.</p> <p>Members have requested a site visit to the application site in advance of the item being presented to Development Control Board to consider the site and its immediate surroundings.</p>		

Background information

1. The Development Control Board report and appendices are contained in the agenda for the 14 September 2015 meeting (pages 43-73 refers).