

SUPPLEMENTARY 1

PLANNING COMMITTEE

Monday, 19 October 2020

Agenda Item 4. 1-18 Jervis Court, Church Elm Lane and 1-4 Rectory Road - 20/01352/FUL (Pages 1 - 2)

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Barking and Dagenham Council Planning Committee		Date: 16 th October 2020
Application No:	20/01352/FUL	Ward: Village
Reason for Referral to Planning Committee as set out in Part 2, Chapter 9 of the Council Constitution	The application is a strategic development which is of a scale and importance that should be determined at Planning Committee.	
Address:	1-18 Jervis Court, Church Elm Lane and 1-4 Rectory Road, Barking, RM10 9SH	
Development:	Demolition of existing buildings and structures and construction of buildings ranging from 3 to 8 storeys, to provide 64 residential units (Use Class C3), flexible non-residential floorspace (Use Class F1) (644sqm), associated means of access, ancillary plant, servicing, car parking, landscape and associated works.	
Applicant:	London Borough of Barking and Dagenham	
<p>Summary:</p> <p>ADDENDUM Following the publication of the committee report, the applicant seeks further clarification on the following points within the report as follows:</p> <p>Head of Terms</p> <p>4. Affordable Housing – addition of “<i>unless otherwise agreed in writing</i>” to enable locations to be varied to reflect scheme delivery if agreed by LPA</p> <p>6. Highway works- To be redrafted to make explicit that the scheme of highway works needs to be agreed prior to construction and not the implementation of highway works. The rewording would be as follows:</p> <p><i>“requiring the applicant to a) agree a scheme of detailed highways works in accordance with the ‘in principle’ plan of works as shown on Velocity Transport Planning’s drawing 2360-1150-T-003-H prior to construction and b) implement all the off-site highway works as defined in a)”.</i></p> <p>Condition 21- Cycle parking Implementation</p> <p>To ensure that the blocks within the scheme can be delivered and occupied in a phased approach the applicant seeks that the condition allows first occupation of the relevant buildings so as not to prejudice the handover and delivery of affordable homes:</p> <p>The condition seeks to be revised as follows:</p> <p><i>“Prior to the first occupation of the relevant building the applicant makes the necessary</i></p>		

provisions for cycle parking provision for the relevant building in accordance with the London Plan to determine an appropriate levels of cycle parking which should be to the minimum standards set out, secure and well-located. The cycle parking should be designed and laid out in accordance with the guidance contained in the London Cycling Design Standards”.

Contact Officer

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