

**MINUTES OF A MEETING OF THE
STRATEGIC PLANNING COMMITTEE
Hybrid Meeting
21 December 2021 (7.15 - 8.10 pm)**

Present:

COUNCILLORS 8

Conservative Group	Dilip Patel (Chairman), Timothy Ryan (Vice-Chair), Ray Best and Maggie Themistocli
Residents' Group	Reg Whitney
Upminster & Cranham Residents' Group	Linda Hawthorn + attended remotely
Independent Residents Group	Graham Williamson
Labour Group	Keith Darvill

All decisions were taken with no votes against.

The Chairman reminded Members of the action to be taken in an emergency.

11 DISCLOSURE OF INTERESTS

There were no disclosures of interest.

12 MINUTES

The minutes of the meeting held on 4 November 2021 were agreed as a correct record and signed by the Chairman.

**13 P0851.20 - THE VERVE APARTMENTS, MERCURY GARDENS,
ROMFORD**

The report before the Committee detailed an application to vary Condition 2 of planning permission J0026.15 dated 28 October 2015 to allow a reduction in parking spaces from 60 to 27.

With its agreement Councillor Joshua Chapman addressed the Committee as a Ward Councillor.

The report recommended that planning permission be refused.

The Committee considered the report and **RESOLVED NOT TO GRANT PLANNING PERMISSION** on the grounds of that:

There was no effective control or mechanism to prevent the existing or the future occupiers of the Verve Apartments (ground, first, second and the third floor) from obtaining parking permits in the Residential Control Parking Zone and as a result of the loss of 33 car parking spaces which were meant to be available to them, there would be a significantly increased risk of on-street car parking demand and the over-spill of the cars onto the existing heavily park roads resulting in a detrimental impact upon the safe and free flow of traffic in the control parking zone and consequential detriment to the amenities of the existing residents, thereby the proposal fails to satisfactorily mitigate the parking impacts of the development, contrary to the provisions of Policy 24 of the local plan (2016-2031) adopted 2021.

The vote for the motion to refuse planning permission was carried by 7 votes.

Chairman