

STRATEGIC PLANNING COMMITTEE AGENDA

7.00 pm

Thursday
11 December 2025

Council Chamber, Town Hall, Main Road, Romford RM1 3BD

Members 6 Quorum 3

COUNCILLORS:

Conservative Group (2)

Ray Best Timothy Ryan Havering Residents' Group
(3)

Reg Whitney (Chairman) Robby Misir (Vice-Chair) John Crowder Labour Group (1)

Jane Keane

For information about the meeting please contact: Taiwo Adeoye - 01708 433079 taiwo.adeoye@onesource.co.uk

To register to speak at the meeting please call 01708 433100 before Tuesday 9 December 2025

Please would all Members and officers attending ensure they sit in their allocated seats as this will enable correct identification of participants on the meeting webcast.

Under the Committee Procedure Rules within the Council's Constitution the Chairman of the meeting may exercise the powers conferred upon the Mayor in relation to the conduct of full Council meetings. As such, should any member of the public interrupt proceedings, the Chairman will warn the person concerned. If they continue to interrupt, the Chairman will order their removal from the meeting room and may adjourn the meeting while this takes place.

Excessive noise and talking should also be kept to a minimum whilst the meeting is in progress in order that the scheduled business may proceed as planned.

Protocol for members of the public wishing to report on meetings of the London Borough of Havering

Members of the public are entitled to report on meetings of Council, Committees and Cabinet, except in circumstances where the public have been excluded as permitted by law.

Reporting means:-

- filming, photographing or making an audio recording of the proceedings of the meeting;
- using any other means for enabling persons not present to see or hear proceedings at a meeting as it takes place or later; or
- reporting or providing commentary on proceedings at a meeting, orally or in writing, so
 that the report or commentary is available as the meeting takes place or later if the
 person is not present.

Anyone present at a meeting as it takes place is not permitted to carry out an oral commentary or report. This is to prevent the business of the meeting being disrupted.

Anyone attending a meeting is asked to advise Democratic Services staff on 01708 433076 that they wish to report on the meeting and how they wish to do so. This is to enable employees to guide anyone choosing to report on proceedings to an appropriate place from which to be able to report effectively.

Members of the public are asked to remain seated throughout the meeting as standing up and walking around could distract from the business in hand.

DECLARING INTERESTS FLOWCHART - QUESTIONS TO ASK YOURSELF What matters are being discussed? Does the business relate to or is it likely to affect a disclosable pecuniary interest. These will include the interests of a spouse or civil partner (and co-habitees): • any employment, office, trade, profession or vocation that they carry on for profit or gain; · any sponsorship that they receive including contributions to their expenses as a councillor; or the councillor's election expenses from a Trade Union; any land licence or tenancy they have in Havering any current contracts leases or tenancies between the Council and them: • any current contracts leases or tenancies between the Council and any organisation with land in Havering in they are a partner, a paid Director, or have a relevant interest in its shares and securities; · any organisation which has land or a place of business in Havering and in which they have a relevant interest in its shares or its securities. Declare Interest and Leave YES Might a decision in relation to that business be reasonably be regarded as affecting (to a greater extent than Ε the majority of other Council Tax payers, ratepayers or inhabitants of ward affected by the decision) R Your well-being or financial position; or s • The well-being or financial position of: 0 o A member of your family or any person with whom you have a close association; or N Any person or body who employs or has appointed such persons, any firm in which they are Α a partner, or any company of which they are directors; L - Any person or body in whom such persons have a beneficial interest in a class of securities exceeding the nominal value of £25,000; N o Any body of which you are a member or in a position of general control or management and to which you are appointed or nominated by your Authority; or т Е o Any body exercising functions of a public nature, directed to charitable purposes or whose R principal includes the influence of public opinion or policy (including any political party or trade union) of which you are a Е member or in a position of general control or management? s Ε s You must disclose the 0 existence and nature of your personal interests Р Е C U Would a member of the public, with You can participate in the N knowledge of the relevant facts. meeting and vote (or reasonably regard your personal remain in the room if not a interest to be so significant that it is NO Α member of the meeting) likely to prejudice your R E s Does the matter affect your financial position or the financial position of any person or body through whom you have a personal interest? - Does the matter relate to an approval, consent, licence, permission or registration that affects Т you or any person or body with which you have a personal interest? NO Does the matter not fall within one of the exempt categories of decisions? E R Ε Ε S s Т Speak to Monitoring Officer in advance of the meeting to avoid allegations of corruption or bias

Strategic Planning Committee, 11 December 2025

Principles of conduct in public office

In accordance with the provisions of the Localism Act 2011, when acting in the capacity of a Member, they are committed to behaving in a manner that is consistent with the following principles to achieve best value for the Borough's residents and to maintain public confidence in the Council.

SELFLESSNESS: Holders of public office should act solely in terms of the public interest. They should not do so in order to gain financial or other material benefits for themselves, their family, or their friends.

INTEGRITY: Holders of public office should not place themselves under any financial or other obligation to outside individuals or organisations that might seek to influence them in the performance of their official duties.

OBJECTIVITY: In carrying out public business, including making public appointments, awarding contracts, or recommending individuals for rewards and benefits, holders of public office should make choices on merit.

ACCOUNTABILITY: Holders of public office are accountable for their decisions and actions to the public and must submit themselves to whatever scrutiny is appropriate to their office.

OPENNESS: Holders of public office should be as open as possible about all the decisions and actions that they take. They should give reasons for their decisions and restrict information only when the wider public interest clearly demands.

HONESTY: Holders of public office have a duty to declare any private interests relating to their public duties and to take steps to resolve any conflicts arising in a way that protects the public interest.

LEADERSHIP: Holders of public office should promote and support these principles by leadership and example.

AGENDA ITEMS

1 CHAIR'S ANNOUNCEMENTS

The Chairman will make his announcements.

Applications for Decision

I would like to remind members of the public that Councillors have to make decisions on planning applications strictly in accordance with planning principles.

I would also like to remind members of the public that decisions may not always be popular, but they should respect the need for Councillors to take decisions that will stand up to external scrutiny or accountability.

2 APOLOGIES FOR ABSENCE AND ANNOUNCEMENT OF SUBSTITUTE MEMBERS

(if any) - receive.

3 DISCLOSURE OF INTERESTS

Members are invited to disclose any interest in any of the items on the agenda at this point in the meeting.

Members may still disclose any interest in an item at any time prior to the consideration of the matter.

4 MINUTES (Pages 7 - 12)

To approve as a correct record, the minutes of the meeting of the Committee held on 13 November 2025 and to authorise the Chair to sign them.

5 DEVELOPMENT PRESENTATION (Pages 13 - 14)

Report attached

6 W0225.22 - 222-226 SOUTH STREET, ROMFORD, RM1 2AD (Pages 15 - 20)

Report attached.

Strategic Planning Committee, 11 December 2025

7 APPLICATION FOR DECISION (Pages 21 - 24)

Report attached

8 P1087.25 - PROPOSED DEVELOPMENT OF A NEW SEND SCHOOL, SPORTS GROUND, BALGORES LANE (Pages 25 - 72)

Report attached.

Zena Smith
Head of Committee and Election
Services