

Minutes

Covent Garden Community Association

Planning Sub-Committee meeting held on Tuesday, 29th November 2011
at 17.30 hrs in 21, Macklin Street WC2B 5NN

1. Attendance

- 1.1 Apologies received: DK
- 1.2 Present at tonight's meeting: RW, EB, RB, ML, SK, MW



2. Presentation – Andrew Hicks, Capital & Counties – Mr Hicks discussed three applications:






1 – New Jamie Oliver restaurant in the Piazza at previous Ponti's location. This will be an A3 restaurant serving all British items (food, wines, beers). Committee members asked about possible queuing for the restaurant and about the filtration system for the two wood-burning ovens. This was a pre-application meeting.





2 – 15 King Street. This property is currently vacant and has been for a while. The application, which was submitted to WCC on Friday, 25 Nov., is for a change to the shopfront, which will make it more attractive to retail businesses and thus, easier to let.

3 – 30-32 Southampton Street (at junction with Maiden Lane). This application would convert the upper levels to seven residential flats. The basement and ground levels will remain retail. The application will make a provision for air-conditioning units because Maiden Lane is quite loud in the evenings given the amount of vertical drinking and late-night establishments in the area. Mr Hicks said they are still working on refuse and bicycle storage for the plans. This was a pre-application meeting.


3. Planning Applications & Appeals – comments required

	Date	Address	Proposal	Comments
CAMDEN APPLICATIONS				
3.1	18-11-11	6 Flitcroft Street, WC2H 8DJ Office use 2011/4946/L	Replacement of single glazed with double glazed windows to the front and rear elevations of third floor level offices (Class B1a).	No objection  D
3.2	18-11-11	6 Flitcroft Street, WC2H 8DJ Office use 2011/5015/P	Replacement windows to the front and rear elevations of third floor level offices (Class B1a).	No objection See photo in 3.1. D
3.3	25-11-11	67 Kingsway, WC2B 6TD Belgo 2011/5162/P	Installation of 5 condensing units at roof level of restaurant (Class A3).	No objection  D


3.4	18-11-11	63 Shelton Street, WC2H 9HE Edgware Academy 2011/5589/P	Change of use from educational institution (Class D1) to 3 x 2 bed residential units (Class C3) at first second and third floor levels.	No objection 	D
3.5	16-11-11	24 Cambridge Circus, WC2H 8AA Leon de Bruxelles 2011/5692/P	Details of advertisement lettering required by condition 6 of advertisement consent dated 27/10/2011 (ref: 2011/4290/A) for the display of 2 x internally illuminated fascia signs, replacement awnings and 2 x new awnings x 2 projecting signs to restaurant (Class C3).	No comment 	D
3.6	24-11-11	Pavement immediately to south of air shaft and opposite 235 Shaftesbury Avenue, WC2H 8EP Across from Bloomsbury Baptist Church 2011/5849/P	Erection of single storey kiosk for retail use (Class A1) <i>Applicant is London Borough of Camden</i>	Objection. The CGCA believes the siting of this kiosk is inappropriate due to the proliferation of public houses, cafés, coffee shops and restaurants in the immediate area. We genuinely cannot see a need for this retail outlet. 	K
3.7	24-11-11	Pavement outside 40 Great Queen Street, WC2B 5AA Near O'Neill's 2011/5859/P	Erection of single storey kiosk for retail use (Class A1). <i>Applicant is London Borough of Camden</i>	Objection. The CGCA believes the siting of this kiosk is inappropriate due to the proliferation of public houses, cafés, coffee shops and restaurants in the immediate area. We genuinely cannot see a need for this retail outlet. 	K
3.8	11-11-11	245 Shaftesbury Court, Shaftesbury Avenue, WC2H 8EH Vacant (previously Shaftesbury Bar and Dining) 2011/5550/P	Installation of new shop-fronts, including works to the front and rear facades and creation of new entrances to an existing shop (Class A1).	No objection 	D

WESTMINSTER APPLICATIONS				
3.9	15-11-11	Citibank House 333-339 Strand, WC2R 1HB ME Hotel 11/10379/FULL	Variation of Conditions 20 and 21 of planning permission dated 15 April 2005 (RN: 04/06798); namely, to increase the number of guests/patrons permitted within the bars and restaurants to visiting members of the public.	D No objection, provided WCC officers are satisfied that their reasons for applying conditions 20 & 21 on the original decision are no longer a requirement. 
3.10	15-11-11	31 James Street, WC2E 8PA Swarovski 11/08991/FULL	Installation of replacement air conditioning unit to rear at third floor level. Repainting and repair to shopfront, light fittings and installation of replacement door handles.	D No objection 
3.11	16-11-11	Catherine Street, WC2B 5JS Theatre Royal 11/10360/FULL	Removal of external timber access enclosure between fly gallery/bridge and Russell Street staircase and replacement with steel access platform/ladders, formation of new internal door opening to fly gallery.	D No objection 
3.12	17-11-11	1 Kingsway, WC2B 6AN The Delauny 11/09296/FULL	Installation of two flues and an extract duct at roof level.	D No objection 
3.13	17-11-11	Various streets 11/10651/ADV	Display of lamp post banners, flags and flag poles, feather flags, bunting and fence scrim. To form part of the dressing of the City (known as Look and Feel) to celebrate the London 2012 Olympic and Paralympic Games.	D No objection

4. Tables and Chairs

CAMDEN APPLICATIONS				
4.1	10-11-11	41-44 Great Queen Street, WC2B 5AA ITSU 2011/5688/TC	4 tables, 16 chairs and 5 barriers Monday to Sunday: 09:00 to 20:00 Renewal and variation (to start time) <i>Usage is the same. Hours started at 11:00 in 2009. Applied for start of 09:00 in 2010.</i>	D No objection No documents 

WESTMINSTER APPLICATIONS

4.2	15-11-11	11-14 Hanover Place, WC2E 9JP Café Des Amis 11/05841/TCH	Use of an area of public highway measuring 16.5m x 1.59m for the placing of nine tables, 17 chairs and planters in connection with the existing restaurant. <i>Permission from 2009 is for 10T & 20CH & planters. No 2010 application on file. Hours are 11:00-23:00 M-SU.</i>	D No objection, provided the applicant adheres to Westminster's 2m minimum and not 1.8m as stated in the application. Documents: http://tiny.cc/kaqho 
-----	----------	--	---	--

5. Licensing matters – comments required**6. Miscellaneous consultations – comments required****7. Information or up-dates received – no action required****8. Next meeting & future presentations**8.1 Tuesday, 13th December8.2 Tuesday, 10th January 2012**9. Any Other Business**