



# **P L A N N I N G   S U B - C O M M I T T E E**

**Wednesday 1 February 2023  
at 6.30 pm Council Chamber, Hackney  
Town Hall**

## **Supplementary paper: Addendum**

### Planning Sub-Committee members

Cllr Michael Desmond, Cllr Clare Joseph, Cllr Michael Levy, Cllr Jon Narcross, Cllr Clare Potter, Cllr Steve Race (Chair), Cllr Ali Sadek, Cllr Lee Laudat-Scott, Cllr Jessica Webb (Vice Chair) and Cllr Sarah Young.

### Substitute Sub-Committee members

Cllr Claudia Turbet-Delof, Cllr Shaul Krautwirt, Cllr M Can Ozsen, Cllr Benzion Papier, Cllr Fliss Premru and Cllr Ifraax Samatar.

**Mark Carroll**  
**Chief Executive**  
**Wednesday 1 February 2023**  
[www.hackney.gov.uk](http://www.hackney.gov.uk)

Contact:  
Gareth Sykes  
Governance Officer  
[gareth.sykes@hackney.gov.uk](mailto:gareth.sykes@hackney.gov.uk)

**Planning Sub-Committee  
Wednesday 1 February 2023  
Supplementary paper: Addendum**

- 6**     **2022/2801: 20 Clevedon Close, London, N16 7LD (Pages 7 - 8)**
- 7**     **2022/2563: Jack Watts community flat, 10 Detmold Road, London E5 9NJ  
(Pages 9 - 10)**

## LONDON BOROUGH OF HACKNEY

PLANNING SUB-COMMITTEE  
01/02/2023

ADDENDUM SHEET

### **ITEM 6: 2022/2801: 20 Clevedon Close, London, N16 7LD**

Paragraph 5.1.1 replaced with.

5.1.1 The proposal is for the conversion of the property from a community centre to a single residential unit together with the installation of a cycle store within the rear garden. The property would be laid out as a 2 bed 3 person flat with a gross internal area (GIA) of 74sqm. The proposed residential unit will be Social Rent.

Paragraph 5.4.2 replaced with.

5.4.2 The dwelling has been proposed as a Social Rent unit, of which there is great current need within the borough. The delivery of the proposed affordable housing unit will be secured through a legal agreement.

Paragraph 5.9.6 deleted.

~~5.9.6 In the event that zero carbon emissions are not met, a payment to offset the shortfall is required. This is calculated based on the per tonne of carbon to be offset, with a value of £2,850 per tonne of carbon to be offset. As such, a carbon offset should be secured via legal agreement.~~

Paragraph 7.2 amended to amend paragraph 2) and delete paragraph 3).

7.2 That the above recommendation be subject to the landowners and their mortgagees entering into a Legal Agreement by means of a legal deed in order to secure the following matters to the satisfaction of the Corporate Director, Legal and Governance Services:

1) Non Blue Badge holding residents to be restricted from applying for car parking permits within current and future adopted Controlled Parking Zones adjoining the site.

2) The dwelling hereby approved shall be maintained as a Social Rent ~~London Affordable Rent~~ unit in perpetuity.

~~3) Carbon offset contribution of £1,500.~~

3) Monitoring costs in accordance with the Planning Contributions SPD to be paid prior to completion of the proposed legal agreement.

4) Payment by the landowner/developer of all the Council's legal and other relevant fees, disbursements and Value Added Tax in respect of the proposed negotiations and completion of the proposed Legal Agreement.

**ITEM 7: 2022/2563: Jack Watts community flat, 10 Detmold Road, London E5 9NJ**

Paragraph 7.2 paragraph 2 ~~deleted 2) Affordable Housing Contribution £50,000~~

~~Car free Residential occupiers to be ineligible to apply for residents parking permits for the local Controlled Parking Zone (CPZ) (with the exception of disabled residents)~~

Non Blue Badge holding residents to be restricted from applying for car parking permits within current and future adopted Controlled Parking Zones adjoining the site.

7.2 That the above recommendation be subject to the landowners and their mortgagees entering into a legal agreement in order to secure the following matters to the satisfaction of the Director of Legal and Governance Services:

1) Non Blue Badge holding residents to be restricted from applying for car parking permits within current and future adopted Controlled Parking Zones adjoining the site.

~~2) Affordable Housing Contribution £50,000~~

2) Monitoring costs in accordance with the Planning Contributions SPD to be paid prior to completion of the proposed legal agreement.

3) The dwelling hereby approved shall be maintained as a Social Rent unit in perpetuity.

4) Payment by the landowner/developer of all the Council's legal and other relevant fees, disbursements and Value Added Tax in respect of the proposed negotiations and completion of the proposed legal agreement.

**Signed..... Date.....**

**ALED RICHARDS  
Strategic Director, Sustainability & Public Realm**

## LONDON BOROUGH OF HACKNEY

PLANNING SUB-COMMITTEE  
01/02/2023

ADDENDUM SHEET

### **ITEM 6: 2022/2801: 20 Clevedon Close, London, N16 7LD**

Paragraph 5.1.1 replaced with.

5.1.1 The proposal is for the conversion of the property from a community centre to a single residential unit together with the installation of a cycle store within the rear garden. The property would be laid out as a 2 bed 3 person flat with a gross internal area (GIA) of 74sqm. The proposed residential unit will be Social Rent.

Paragraph 5.4.2 replaced with.

5.4.2 The dwelling has been proposed as a Social Rent unit, of which there is great current need within the borough. The delivery of the proposed affordable housing unit will be secured through a legal agreement.

Paragraph 5.9.6 deleted.

~~5.9.6 In the event that zero carbon emissions are not met, a payment to offset the shortfall is required. This is calculated based on the per tonne of carbon to be offset, with a value of £2,850 per tonne of carbon to be offset. As such, a carbon offset should be secured via legal agreement.~~

Paragraph 7.2 amended to amend paragraph 2) and delete paragraph 3).

7.2 That the above recommendation be subject to the landowners and their mortgagees entering into a Legal Agreement by means of a legal deed in order to secure the following matters to the satisfaction of the Corporate Director, Legal and Governance Services:

1) Non Blue Badge holding residents to be restricted from applying for car parking permits within current and future adopted Controlled Parking Zones adjoining the site.

2) The dwelling hereby approved shall be maintained as a Social Rent ~~London Affordable Rent~~ unit in perpetuity.

~~3) Carbon offset contribution of £1,500.~~

3) Monitoring costs in accordance with the Planning Contributions SPD to be paid prior to completion of the proposed legal agreement.

4) Payment by the landowner/developer of all the Council's legal and other relevant fees, disbursements and Value Added Tax in respect of the proposed negotiations and completion of the proposed Legal Agreement.

**ITEM 7: 2022/2563: Jack Watts community flat, 10 Detmold Road, London E5 9NJ**

Paragraph 7.2 paragraph 2 ~~deleted 2) Affordable Housing Contribution £50,000~~

~~Car free Residential occupiers to be ineligible to apply for residents parking permits for the local Controlled Parking Zone (CPZ) (with the exception of disabled residents)~~

Non Blue Badge holding residents to be restricted from applying for car parking permits within current and future adopted Controlled Parking Zones adjoining the site.

7.2 That the above recommendation be subject to the landowners and their mortgagees entering into a legal agreement in order to secure the following matters to the satisfaction of the Director of Legal and Governance Services:

1) Non Blue Badge holding residents to be restricted from applying for car parking permits within current and future adopted Controlled Parking Zones adjoining the site.

~~2) Affordable Housing Contribution £50,000~~

2) Monitoring costs in accordance with the Planning Contributions SPD to be paid prior to completion of the proposed legal agreement.

3) The dwelling hereby approved shall be maintained as a Social Rent unit in perpetuity.

4) Payment by the landowner/developer of all the Council's legal and other relevant fees, disbursements and Value Added Tax in respect of the proposed negotiations and completion of the proposed legal agreement.

**Signed..... Date.....**

**ALED RICHARDS  
Strategic Director, Sustainability & Public Realm**