

**APPROVED MINUTES OF A MEETING OF THE PLANNING
SUB-COMMITTEE (PRE-APPLICATION)**

WEDNESDAY, 13TH JANUARY 2021

Councillors Present: Cllr Vincent Stops in the Chair

Cllr Katie Hanson, Cllr Brian Bell, Cllr Clare Joseph
Cllr Michael Levy, Cllr Peter Snell and Cllr Steve
Race

Apologies: Cllr Clare Potter

Officers in Attendance

**Natalie Broughton, Head of Planning and Building
Control**

Robert Brew, Major Applications Manager

Graham Callam, Growth Team Manager

**Steve Fraser-Lim, Planner, Major Applications
Growth Team**

Catherine Hay, Project Manager

Neighbourhoods and Housing

Mario Kahraman, ICT Support Analyst

Peter Kelly, Senior Urban Design Officer

**Matt Payne, Conservation, Urban Design &
Sustainability Deputy Manager**

**Christine Stephenson, Specialist Legal Officer,
Commercialisation, Sustainable Procurement and
Regulatory**

Gareth Sykes, Governance Services Officer

**John Tsang, Development Management &
Enforcement Manager**

1 Apologies for Absence

1.1. There was an apology for absence from Councillor Potter.

2 Declarations of Interest

- 2.1 Councillor Race declared that he was a member of the Shoreditch Park Development Board. It was pointed out that because this was a pre-application discussion meeting, the committee would not be making a decision because the purpose of the meeting was to discuss the proposal, gauge the feeling of members and highlight any issues. Councillor Race would be able to participate in the meeting.
- 2.2 Councillor Stops declared an interest: his wife was a member of the Board of Governors for Shoreditch School which supported the previously discussed and agreed Britannia Leisure Centre application which bordered Shoreditch Park.

3 Consider any proposal/questions referred to the sub-committee by the Council's Monitoring Officer

- 3.1 There were no proposals/questions referred for consideration.

4 Minutes of the previous meeting

- 4.1 There were no minutes for consideration and approval at the meeting.

5 Shoreditch Park, bounded by New North Road, Bridport Place, Grange Street, Rushton Street, Mintern Street and Pitfield Street.

- 5.1 PROPOSAL: works of alteration and improvement to Shoreditch Park, including new sports and children's play facilities, landscaping, and alterations to boundary treatments
- 5.2 The Planning Service's Planner, Major Applications Growth Team, briefly introduced the proposal.
- 5.3 The committee next heard from a representative for the applicant, an Associate Director and Landscape Architect, who gave a brief overview of the development and what was proposed including the following:
- General arrangement
 - Sports hub and tree plaza
 - Perimeter running track
 - Bridport place
 - Dorothy Thurtle Gardens
 - Ecological enhancement
 - Boundaries
 - Entrances
 - Seating

Due to IT-related difficulties Councillor Bell had to leave the meeting and was unable to participate in the discussion.

- 5.4 The Planning Sub-Committee next asked a number of questions in which a number of points were raised including the following:

- Parts of the application, such as the Multi-Use Games Area (MUGA) and the fencing required planning permission
- Discussions were still ongoing regarding the boundaries of the park
- A large number of the benches on site would have backs and armrests. The main area of the park would have traditional benches and the playground area would have a mix of different types of benches
- In terms of public toilets, as part of the Britannia Leisure Centre development there was a cafe, this cafe had toilets that would be accessible to park users
- The Children's playground area would include a drinking fountain and the applicant could look at the possibility of another fountain outside the area as well
- The beach volleyball area was well used by some local community groups and was seen as a growing sport in the capital. The space would not just be used for summer games, it was envisaged that it would be a flexible used not just for sports but it would also be used by children
- The Council's Urban Design Team had discussed with the applicant the issue of the removal of the railings. During the consultation phase there had been a lot of support for making the park more open and welcoming of which the removal of railings would be part of this. There had been some incidents in the past where railings had been removed from a park and then eventually they were re-installed. It was noted that at a Council Cabinet meeting there had been an agreed manifesto commitment to open up the borough's parks
- It was accepted that there was a difference of opinion over the fencing and whether to remove them or not. It was noted that currently that the park's gates were very narrow
- In terms of cycling, measures were proposed that would slow cyclists down going through the park. The existing Santander cycling station would stay in its current location
- The running track's surface would extensively consist of bark mulch but one section would be an informal jogging track and there was scope for some of the track to be used for sprinting
- The main focus of the consultation had been on the playground with a lot input from local school groups
- The MUGA was designed for free and open use. The nearby Britannia Leisure Centre was more suited for sports facilities that had to be managed with bookings etc
- Such as the impoverished soil it was seen as more suitable for the proposed wild flower meadow. As with any such scheme it would only be successful if it was maintained properly
- Some of the committee members cited examples of other parks in the borough that did not feel inclusive. It was hoped that this would not be the case with the Shoreditch Park development
- Proposals to make Shoreditch Park more open were welcomed and the inclusion of retro lighting was an interesting feature
- In terms of cycling in the park it was stressed the need for no highway engineering measures in the park
- It was disappointing to hear that the cycle hire station could not be relocated on the street outside the park
- It was recommended that the applicant look at include the planting of Plane Trees as part of the proposals and to ensure that the Cafe's toilets

in the Britannia Leisure Centre were open to park users outside of the Cafe's opening hours

- The representative for the applicant was keen to move the Sea Container but they stressed that it would be retained because there was a need for it on site. There would be another container on site and both would be integrated into the park
- The existing adventure playground was to be retained on site
- It was suggested that the applicant may wish to look at drinking fountains on different levels e.g. ones for children and dogs
- It was noted that the Adventure Playground was staffed with 24 hour access
- The representative for the applicant stated that the application was expected to come before the Planning Sub-Committee for decision in the next couple of months

Duration of the meeting: 18:30 – 19:40 hours

Signed:

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Chair of Planning Sub-Committee, Councillor Vincent Stops

Contact:
Gareth Sykes
gareth.sykes@hackney.gov.uk