

Thameside West, Silvertown

in the London Borough of Newham

planning application no. 18/03557/OUT

Planning consent

Town & Country Planning Act 1990 (as amended); Greater London Authority Acts 1999 and 2007; Town & Country Planning (Mayor of London) Order 2008 ('2008 Order') and Town and Country Planning (Environmental Impact Assessment) Regulations 2017.

Strategic issue

To extend the time period for completion of the Section 106 legal agreement to 29 January 2021.

Recommendation

That the Deputy Mayor, acting under delegated authority, agrees to an extension of time for the completion of the Section 106 agreement (i.e. the period after which the Head of Development Management or the Executive Director of Good Growth have delegated authority to refuse permission if the Section 106 legal agreement is not completed).

Context

1 On 5 August 2020, the Deputy Mayor, acting under delegated authority as local planning authority, resolved to grant conditional planning permission in respect of London Borough of Newham planning application 18/03557/OUT subject to the prior completion of a Section 106 legal agreement.

2 The Deputy Mayor also gave delegated authority for the Head of Development Management or the Executive Director of Good Growth to negotiate the Section 106 legal agreement and to refer the application back to the Deputy Mayor should the Section 106 agreement not be completed by 5 November 2020.

Extension of Time

3 Good progress has been made on section 106 agreement negotiations during the months that followed the Representation Hearing and the drafting of the legal agreement has substantially advanced. However, Newham Council has advised that it is required to seek agreement from its Strategic Development Committee to sign the Section 106 legal agreement, and the earliest Committee date available is 8 December 2020. As stated in the Representation Hearing Report Addendum (Ref GLA/4039c/04), the draft decision is also subject to referral to the Secretary of State for Housing, Communities and Local Government under the Town and Country

Planning (Consultation) (England) Direction 2009, and planning permission cannot be granted until the expiry of a period of 21 days from notification (including the receipt of all required materials by the Secretary of State). An extension of the time period for completion of the Section 106 legal agreement to 29 January 2021 is therefore recommended.

Legal considerations

4 Under the arrangements set out in Article 7 of the 2008 Order and the powers conferred by Section 2A of the Town and Country Planning Act 1990 the Mayor is acting as the Local Planning Authority for the purposes of determining this planning application.

Decision record

Extension of Section 106 completion period to 29 January 2021 (agreed/ refused)

A handwritten signature in black ink that reads "Jules Pipe". The signature is written in a cursive style with a horizontal line underneath the name.

Jules Pipe
Deputy Mayor

for further information, contact GLA Planning Unit:
Lucinda Turner, Assistant Director of Planning
email: lucinda.turner@london.gov.uk
John Finlayson, Head of Development Management
email: john.finlayson@london.gov.uk
Allison Flight, Deputy Head of Development Management
email: alison.flight@london.gov.uk
Richard Green, Special Projects Manager
email: richard.green@london.gov.uk
Martin Jones, Principal Strategic Planner (Case officer)
email: martin.jones@london.gov.uk
