

# LEE MANOR SOCIETY



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## Next Regular Meeting -

**7.30pm on 13 February 2019  
at: Lee Green Community Centre**

*Open to all residents in the area. Formalities end at 9.00pm with d.i.y. refreshments afterwards.*

## Notes of our Meeting on 12th December 2018

**Present:** Charles Batchelor, David Plumer, Mary Donovan, David Ford, Veronica Simmonds, Patti Byford, Ralph White (Chairman), Barbara Bird and Sheila Peck (Secretary).

**Apologies:** Sylvia Ling, Rita Craft, James Rathbone, Frances Migniuolo, Suki Goldman and Sue Byford.

### Matters Arising from 14<sup>th</sup> November Meeting

The only matter arising is to point out that the 'Boundary Stone' in Lee High Road referred to is in fact a 'Milestones'.

### Vanessa Tinker

We were all very shocked and saddened to learn of the sudden and unexpected death of Vanessa. An artist and retired teacher, she had been associated with the Society for many years and was also part of the team who enable the opening of the Ice House during the summer months. Her support will be greatly missed, and we offer our sympathy to her family. We were represented at her funeral.

### Planning

90 Effingham Road (Construction of 2 dormer windows with mansard link in the rear roof slope and 2 roof lights in the front roof slope with the replacement of roof tiles with natural slate): Lewisham Councilors have ordered their Planners to hold further talks with the Applicant following an objection by the Society. Councillors decided to defer a decision at the end of a 3hr. long Planning Subcommittee meeting on November 29, rejecting planning advice to approve the proposal. Planners had supported the application for a double dormer joined by a central connection. The Society argued the central connection was insufficiently set back, resulting, in effect, in a single large box dormer. Councillors accepted Charles' argument that the council's own planning guidelines required a deeper set-back while several recent rulings on similar applications had required deeper set-backs. A disturbing feature of the meeting was the apparent willingness of the Planning Officer to claim recent draft guidelines on rear dormers should be accorded no weight in considering this matter. The Planners' own documentation showed "limited weight" should be given to the guidelines which are currently out for

consultation. The Planning Officer also suggested controls on what can be done to house frontages (Article 4 Directions) should not apply here. We had never argued they should since the dormer is at the back of the house.

49 Handen Road (Raising of roof level and construction of a rear dormer extension plus roof lights on the side roof slope): The proposal is to raise the roof by 4 brick levels and add a rear dormer. We objected and the Council Planners agreed with our objection. The property owner has appealed, and we have again objected as the proposal would make the style of the property significantly different from those adjacent.

75 Micheldever Road (installation of a vehicular crossover and hard standing in the front garden with a front boundary wall (to replace the existing fence), landscaping and the installation of a bin store): We will object to this application because of the apparent imbalance of hard standing and garden.

### **Report back from Lee Green SNT (Safer Neighbourhood Team) Police Panel meeting on 11<sup>th</sup> December.**

SNT meetings are held on a quarterly basis at the Police Station in Lewisham and are open to all who wish to attend. Promotion of the meetings by the SNT is not good but we are working on our own methods of communication with local residents. Only four of us attended the last meeting on 11<sup>th</sup> December. The SNT do have a Twitter feed but it is not up to date; they also have a Facebook page but that is also not regularly updated.

Recent problems in the Lee Green area have been the production and supply of cannabis, car theft – make sure your car is locked, and house burglaries – make sure that sash windows have secure locks. There has also been a build up of rubbish at 77 Burnt Ash Road where a camera has been installed in the hope of deterring fly tipping.

The SNT do ask that we report anything of concern; they rely on the information they receive to build up profiles to guide them in the direction to take in their actions. The accumulation of small pieces of information is surprisingly effective when aggregated and is used to identify ‘hot spots’ e.g. of car crime.

The main [Metropolitan Police home page](#) has a very easy-to-use resource for reporting a wide range of criminal activities or suspicions and is well worth bookmarking.

### **Local Assembly Funding**

Like all Local Authorities, Lewisham Council’s Government funding has been reduced. The Local Assembly Meetings will still take place, but we feel it is unlikely that local bids for funding will continue although no final decision has yet been made because other sources of funding are being sought. It is unlikely that CIL money (see below) can be used for this purpose.

### **Community Infrastructure Levy (CIL)**

The CIL is a planning charge, introduced by the Planning Act 2008 as a tool for local authorities in England and Wales to help deliver infrastructure to support the development of their area. Most new development which creates net additional floor space of 100 square metres or more, or creates a new dwelling, is potentially liable for the levy. It replaces the former ‘Section 106’ system. The general intent (e.g. provision of schools, GP surgeries and even trees in the area of development) is easy to grasp but there is also a need to make sure developers do not use it to abrogate their own responsibilities. However, the calculation of how much money should be allocated to Borough-wide and to local neighbourhoods (ward-level) has turned out to be surprisingly difficult and Council Officers are unlikely to settle on the formula for some months. Watch this space!

*We thank the Ralph and Ju for hosting the meeting.*