

PLANNING AND TRANSPORTATION COMMITTEE

Tuesday, 6 May 2025

Minutes of the meeting of the Planning and Transportation Committee held at the Guildhall EC2 at 9.00 am

Present

Members:

Deputy Tom Sleigh (Chair)	Charles Edward Lord, OBE JP
Shravan Joshi MBE (Deputy Chair)	Antony Manchester
Tana Adkin	Timothy James McNally
Matthew Bell	Deputy Alastair Moss
Deputy Emily Benn	Sophia Mooney
Deputy John Edwards	Deborah Oliver
Deputy Marianne Fredericks	Deputy Henry Pollard
Alderman Alison Gowman CBE	Alderman Simon Pryke
Alderman Prem Goyal, OBE	Deputy Nighat Qureishi
Deputy Madush Gupta	Gaby Robertshaw
Josephine Hayes	Naresh Hari Sonpar
Deputy Jaspreet Hodgson	William Upton KC
Amy Horscroft	Jacqui Webster
Philip Kelvin	Matthew Waters
Alderwoman Elizabeth Anne King, BEM JP	

Officers:

Katie Stewart	- Executive Director, Environment
Polly Dunn	- Assistant Town Clerk
Matt Baker	- Environment Department
Ian Hughes	- Environment Department
Rob McNicol	- Environment Department
Bruce McVean	- Environment Department
Gwyn Richards	- Environment Department
Gordon Roy	- Environment Department
Samantha Tharme	- Environment Department
John Cater	- Town Clerk's Department
Ben Dunleavy	- Town Clerk's Department

1. APOLOGIES

At the beginning of the meeting, Alderman Alison Gowman, as senior Member present, was moved into the Chair.

Apologies for absence were received from Anthony Fitzpatrick.

2. MEMBERS' DECLARATIONS UNDER THE CODE OF CONDUCT IN RESPECT OF ITEMS ON THE AGENDA

There were no declarations of interest.

3. **ORDER OF THE COURT OF COMMON COUNCIL**

The Committee received the Order of the Court of Common Council dated 25 April 2025.

4. **ELECTION OF CHAIRMAN**

The Committee proceeded to elect a Chair in accordance with Standing Order No. 28.

The Town Clerk informed the Committee that Deputy Marianne Fredericks and Deputy Tom Sleigh had both expressed a willingness to serve, and that a ballot was therefore necessary.

A ballot having been taken, votes were cast as follows:

Deputy Marianne Fredericks	- 8
Deputy Tom Sleigh	- 14

Deputy Tom Sleigh, having received the majority of votes, was duly elected as Chair for the ensuing year and took the Chair. Addressing the Committee, he thanked Members for their support, thanked those Members no longer on the Committee for their service, and welcomed new Members.

5. **ELECTION OF DEPUTY CHAIRMAN**

The Committee proceeded to elect a Deputy Chair in accordance with Standing Order No. 29.

Shravan Joshi, as the only Member expressing their willingness to serve, was duly elected as Deputy Chairman for the ensuing year.

The Chief Commoner, Deputy Henry Pollard, moved a Vote of Thanks to Shravan Joshi, the immediate past Chairman.

RESOLVED UNANIMOUSLY, that –

Members of the Planning and Transportation Committee wish to place on record their heartfelt appreciation to

SHRAVAN JOSHI MBE

for his outstanding leadership and transformative contributions during his three-year tenure as Chairman of the Planning & Transportation Committee.

Under SHRAVAN's visionary guidance, the planning landscape has been significantly enhanced. His commitment to fostering a pro-growth and pro-development culture has resulted in a consistent increase in planning permissions, including 12 new tall buildings, with 1 Undershaft standing as the tallest in Western Europe at over 309 metres. These developments have added over 800,000sqm of Grade A workspace, reinforcing the City's international stature and meeting the high demand from occupiers.

SHRAVAN's tenure has also seen a remarkable diversification of the City's ecosystem, with a substantial rise in hotels, co-living, and student accommodations. His efforts have transformed the public realm, introducing new pocket parks, civic spaces, public gardens and 14 new pedestrian routes. Notably, the planning permissions granted during his chairmanship have garnered numerous awards, including the National Planning Permission of the Year for Friary Court.

SHRAVAN has been instrumental in integrating cultural and heritage destinations into planning permissions, creating a vibrant 7-day Destination City. These include the Migration Museum, the London Tunnels, and several elevated public roof gardens and terraces. His leadership in sustainability has been groundbreaking, with initiatives like the City's first Sustainability SPD and the Heritage Retrofit Toolkit.

Moreover, SHRAVAN has successfully navigated the new City Plan through the Committee and addressed the Examination in Public. His efforts have led to the establishment of the City Business Investment Unit, promoting the City as a prime location for development and investment.

SHRAVAN's tenure has been marked by a proactive approach to digital planning, securing major government funding to develop a truly digital planning service. His vision and dedication have left an indelible mark on the City's planning landscape.

We are immensely grateful for Shravan's exceptional service and wish him continued success in all his future endeavours.

Thank you, SHRAVAN, for your remarkable contributions.

6. **MINUTES**

The public minutes and non-public summary of the meeting held on 18 February 2025 were approved as an accurate record.

7. **APPOINTMENT OF SUB-COMMITTEES**

Members received a report of the Town Clerk concerning the appointment of Sub-Committees.

Deputy Marianne Fredericks, noting the Sub-Committees importance, the status of the Local Plan and the fact that there was only one additional Member seeking to join it over the limit, moved that the composition of the Local Plans Sub-Committee be increased by one. This was seconded by the Chief Commoner, and agreed by the Committee.

The Town Clerk informed Members that no Member had expressed an interest in the position of Chair for the Local Plans Sub-Committee. The Chair noted the convention that the Chair of the Planning and Transportation Committee also chaired this Sub-Committee, and Members agreed with his proposal that this be continued.

RESOLVED, that – the Committee:

- a) Appoints the following Members to the Streets and Walkways Sub-Committee for the ensuing year and approves its terms of reference detailed at Appendix A to the report

Deputy John Edwards

Deputy Marianne Fredericks

Alderman Alison Gowman

Deborah Oliver

Hugh Selka

Matthew Waters

Jacqui Webster

- b) Appoints the following Members to the Streets and Walkways Sub-Committee for the ensuing year and approves its terms of reference detailed at Appendix A to the report

Deputy Marianne Fredericks

Deputy John Edwards

Alderwoman Elizabeth King

Deputy Alastair Moss

Hugh Selka

Jacqui Webster

- c) Approves the Planning Applications Sub-Committee terms of reference detailed at Appendix A to this report
- d) Elects Deputy John Edwards to be Chair of the Streets and Walkways Sub-Committee and note that the Deputy Chair of the Sub-Committee will be elected by the Sub-Committee at its first meeting; and
- e) Elect Deputy Tom Sleigh, as Chair of the Appointing Committee, to be Chair of the Local Plans Sub-Committee and note that the Deputy Chair of the Sub-Committee will be elected by the Sub-Committee at its first meeting.

8. **TRANSPORT STRATEGY: 2024/25 ANNUAL REPORT, 2025/26 - 2030/31 DELIVERY PLAN AND CITY STREETS 2025 SUMMARY REPORT**

The Chair informed the Committee that he would bring the report circulated as a supplementary paper to be considered as item 8 on the agenda. Members received a report of the Executive Director, Environment, concerning the Transport Strategy.

Officers introduced the report and presented the Committee with an overview of the Strategy and the work done against the Delivery Plan.

The following points were considered during discussion:

- A Member asked who was responsible for administering cargo bike grants from the Greater London Authority, as businesses in their wards had faced difficulty in applying for them. In reply, officers said that the grants were funded from the Mayor's Air Quality Fund. There were a limited number of grants available in each round of bidding, and officers undertook to follow up with the Member on the specific case mentioned.
- Officers undertook to explore ways to improve access from Fann Street to the Golden Lane Leisure Centre, and committed to picking up how City Corporation projects with consequences for the wider public realm would be included in future iterations of the Delivery Plan.
- A Member asked officers to consider what measures could be taken to ensure that freight coming into the Square Mile to support known projects came outside of peak hours
- The City Corporation would be delivering around 1,500 additional e-bike parking spaces by the end of 2025. Officers set out how enforcement action was carried out, and Members noted that they would work with e-bike operators to manage and move bikes where necessary. Officers emphasised the importance of maintaining good relationships with operators while waiting for new legislation which would enhance enforcement powers. Further information on the number of monthly trips undertaken by e-bike would be shared with the Streets & Walkways Sub-Committee. Officers were keen to explore introducing cycle facilities with cycle tracks, and a Member encouraged them to consider how to introduce alternative cycle facilities rather than creating and trying to enforce non-cycle zones. There were 146 new private cycle parking spaces, and Members noted that the increase in cycling had seen more private cyclists than e-bike users.
- A Member noted that their constituents in the Ward of Langbourn faced difficulties in getting taxis and asked if the measures to reduce motor vehicle traffic as set out in the Strategy may have been too effective. In reply, officers said more space and priority needed to be given to pedestrians and noted that there were fewer taxis in central London as a whole. The traffic control experiment at Bank Junction would begin in July.
- It was noted that officers had constructive relationships with the BIDs.
- In response to a question from a Member as to whether the City Corporation was monitoring river traffic and usage of Blackfriars Pier, officers said that statistics on this were obtained through TfL, and they could speak to TfL to gain further information.
- A Member asked officers what could be done to resolve accessibility issues caused by floating bus islands. In reply, officers said that these islands were part of the TfL network, who were looking at updating them. A consultation on the Aldgate – Blackfriars Cycleway had been undertaken in the Spring, with a report coming to the July meeting of the Street's & Walkways Sub-Committee. A briefing session to allow Sub-Committee Members to hear from street users would be held in advance of this.
- The City Corporation had a constructive relationship with TfL, supported through regular quarterly meetings between TfL, the Chair of the Committee

and senior officers. Officers remained the most appropriate venue through which Members could contact TfL.

RESOLVED, that – the report be received and its contents noted.

9. SMITHFIELD MARKET BRIEF

Members considered a report of the Executive Director, Environment, concerning Smithfield Market.

Following a question from a Member, officers said that a communications draft would be developed, and the results of wider consultation shared with the Committee. The planning brief would be returned to P&T for assessment, and then subject to planning consultation.

A Member raised concerns, on behalf of an absent Member, that attempting a planning brief for the Market in advance of a planning brief and overarching cultural strategy for the wider area was premature, and risked decisions being made without sufficient context. In reply, officers said that the Brief was a supplementary planning document which translated the policy set out in the Local Plan to this specific site. It was a common tool across London and other local authorities. Officers provided assurance that other City Corporation strategies would be considered.

A Member noted the buildings delineated in red in the report, and asked officers how they could ensure that the future of the area was broad and inclusive of the public realm. In reply, officers said that the red line denoted Smithfield Market. They could look at the interface but noted there was not scope for comprehensive redevelopment. The Member encouraged officers to consider how wide they could go, noting the criticality of the public realm to the project. Officers replied that there was also a public realm strategy. Members agreed that this would need to work in tandem with the Smithfield Market brief.

RESOLVED, that – Members approve the commencement of a draft Smithfield Market Planning Brief.

10. BUILDING CONTROL CHARGES REPORT 2025/26

Members considered a report of the Executive Director, Environment, concerning building control charges.

A Member, noting reports from residents on the Barbican Estate on the length of time it could take to get building control and safety regulator approval for works, asked for further information on the current performance metrics. In reply, officers acknowledged that the process could be lengthy but noted that this was outside of the control of the District Surveyor's team; works in buildings such as the Barbican Estate properties required approval from the Building Safety Regulator ('the Regulator'). Officers were working with the Regulator at a national level to try to improve this, and recently the latter had granted consent that applications they received for works in the Barbican Estate, once validated, would be allocated to the City Corporation's building control team. They hoped that this would lead to a decrease in the waiting period. Similar negotiations had begun

to achieve a similar outcome for the Golden Lane Estate. A regular report on the metrics would normally be submitted to the July Committee meeting.

RESOLVED, that – Members approve Option 3 and agree a new “City of London Building Regulations Charges Scheme No 8: 2025” and a new “Building Control Miscellaneous Charges No 6: 2025.

11. DISCONTINUANCE OF THE CITY WALKWAY

Members considered a report of the Executive Director, Environment concerning the City Walkway.

RESOLVED, that – Members:

a) Subject to:

- i. the implementation of planning permission (Registered No. 23/00469/FULEIA) for the redevelopment of 55 and 65 Old Broad Street, EC2M 1RX; and
- ii. completion of the bridge removal agreement; and
- iii. completion of an agreement between the owners of 55 and 65 Old Broad Street and 99 Bishopsgate;

resolve to rescind the resolution of the Court of Common Council dated 17th July 1986 so as to discontinue the City Walkway footbridge over Wormwood Street shown cross hatched yellow on the drawing entitled The City Walkway Footbridge and numbered 7146-A03-FPA-ZZZ-100L-DR-A-990014-P01 at Appendix 1 of this report (“the City Walkway Footbridge”) in accordance with the resolution set out in Appendix 2 to this report.

- b) Delegate to the City Operations Director (City Streets and Spaces) authority to insert an appropriate date for the resolution to come into force.
- c) Delegate to the City Operations Director (City Streets and Spaces) the authority to negotiate and agree the heads of terms and to enter into an agreement with all relevant parties for the removal and disposal of the City Walkway Footbridge.

12. *QUARTERLY PUBLIC LIFT & ESCALATOR REPORT – JANUARY TO MARCH 2025

Members received a report of the City Surveyor concerning public lifts and escalators in the Square Mile.

A Member asked for further information on the Tower Place Public Lift, which had been out of service for a considerable period of time. It was now functional again, but the Member asked what lessons had been learned to ensure quicker resolution to any similar issues in the future. In reply, officers said that this incident had been due to a specific issue with the lift; routine maintenance had been extended due to an electrical fault.

The Member also noted that the City Corporation had occasionally required construction of a lift as part of the public benefit when granting planning consent. These were often operated by the building and thus were not fully public. The lift

at Fenchurch Street Place could only be accessed by request, while the lift at Mansion House Station had been fenced off. This negated their use as public realm benefits, and the Member encouraged officers to ensure that the lifts were completely accessible and could be used.

Officers said that they had seen a marked improvement in the lifts following recent investment and continued maintenance, but acknowledged the point made on the importance of the availability of lifts in the City. Following the experience of Fenchurch Street Place, any new development was subject to a legal agreement under section 106 to ensure its continued maintenance.

Officers also provided an update on the status of the escalators at 125 Alban Gate; the new managing agent at 125 Alban Gate had confirmed that they were about to commence an 18-month programme to renovate these escalators.

RESOLVED, that – the report be received and its contents noted.

13. ***STREETS AND WALKWAYS SUB-COMMITTEE DRAFT MINUTES**

The public minutes and non-public summary of the Streets and Walkways Sub-Committee meeting on 4 February 2025 were noted.

14. ***REPORT OF ACTION TAKEN**

Members received a report of the Town Clerk concerning action taken between meetings.

RESOLVED, that – the report be received and its contents noted.

15. **QUESTIONS ON MATTERS RELATING TO THE WORK OF THE COMMITTEE**

There were no questions.

16. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT**

The Chair informed the Committee that he would be writing to congratulate Claudia Kenyatta and Emma Squire on their appointment as the Chief Executive of Historic England.

17. **EXCLUSION OF THE PUBLIC**

RESOLVED – That under Section 100(A) of the Local Government Act 1972, the public be excluded from the meeting for the following items on the grounds that they involve the likely disclosure of exempt information as defined in Part I of the Schedule 12A of the Local Government Act.

18. **NON-PUBLIC MINUTES**

The non-public minutes of the meeting held on 11 February 2025 were approved as a correct record.

19. **NON-PUBLIC QUESTIONS ON MATTERS RELATING TO THE WORK OF THE COMMITTEE**

There were no questions.

20. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT AND WHICH THE COMMITTEE AGREES SHOULD BE CONSIDERED WHILST THE PUBLIC ARE EXCLUDED**

There was no other business.

21. **CONFIDENTIAL MINUTES**

The confidential minutes of the meeting held on 11 February were approved as a correct record in the non-public session.

The meeting closed at 10.20 am

Chairman

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