

# Minutes

## Planning Committee

5th December 2017



### Present

Councillors	Present	Councillors	Present
K Bowers	Yes	Mrs I Parker	Yes
Mrs L Bowers-Flint	Yes	R Ramage	Yes
T Cunningham	Yes	F Ricci	Apologies
P Horner	Yes	Mrs W Scattergood (Chairman)	Yes
H Johnson	Yes	P Schwier	Yes
D Mann	Yes	Mrs G Spray	Yes
Lady Newton	Apologies		

### 85 DECLARATIONS OF INTEREST

**INFORMATION:** There were no interests declared.

### 86 MINUTES

**DECISION:** That the Minutes of the meeting of the Planning Committee held on 28th November 2017 be approved as a correct record and signed by the Chairman.

### 87 QUESTION TIME

**INFORMATION:** There were two statements made. Details of the people who spoke at the meeting are contained in the Appendix to these Minutes. Those people who had registered to speak about a planning application spoke immediately prior to the consideration of the application.

Principally, these Minutes record decisions taken only and, where appropriate, the reasons for the decisions.

### 88 PLANNING APPLICATIONS APPROVED

Planning Application No. 17/01626/FUL - 29 Holly Walk, Witham was determined en bloc.

**DECISION:** That the undermentioned planning applications be approved under the Town and Country Planning Act 1990, including Listed Building Consent where appropriate, subject to the conditions and reasons contained in the Development Manager's report, as amended below. Details of these planning applications are contained in the Register of Planning Applications.

<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*17/01074/REM (APPROVED)	Silver End	Mr Ian McFaul Keepmoat Homes South East	Application for approval of Reserved Matters for 'appearance', 'landscaping', 'layout', and 'scale' for erection of 59 dwellings pursuant to outline planning permission 17/01076/VAR (development of up to 60 dwellings with all matters reserved, except access), land West of Boars Tye Road.

The Committee approved this application, subject to the description of the proposed development being amended; to the amendment of Condition Nos. 3 and 6; and to three additional paragraphs to the Information to Applicant as follows:-

#### Amended Proposed Development

Application for approval of Reserved Matters for 'appearance', 'landscaping', 'layout', and 'scale' for erection of 59 dwellings pursuant to outline planning permission 17/01076/VAR (development of up to 60 dwellings with all matters reserved, except access).

#### Amended Conditions

- 3 No above ground development shall commence unless and until additional drawings that show details of the proposed new windows and doors to be used have been submitted to and approved in writing by the local planning authority. The development shall only be implemented in accordance with the approved details and shall thereafter be permanently retained as such.
- 6 Prior to occupation of Plot 48, the south-east facing ground floor WC window and first floor bathroom window shall be glazed with obscure glass to a minimum of level 3, with top openings only and shall thereafter be so retained at all times.

#### Additional Information to Applicant

- 4 In respect of Condition 6, the applicant is advised that glazing to provide privacy is normally rated on a scale of 1-5, with 5 providing the most privacy.
- 5 The applicant is advised that the local planning authority would only support the use of a buff stock brick as shown on the submitted house type and street scene plans. The use of a red stock brick would not be supported.
- 6 The applicant is encouraged to provide fibre broadband connections to each of the properties when carrying out groundworks.

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<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*17/01626/FUL (APPROVED)	Witham	Mr Barratt	Change of use of land to extend the boundaries of the garden by removing the existing rear wall and extending the fencing to encompass the new area, 29 Holly Walk.

89 **PLANNING APPLICATION REFUSED**

**DECISION:** That the undermentioned planning application be refused for the reasons contained in the Development Manager's report. Details of this planning application are contained in the Register of Planning Applications.

<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*17/01607/FUL (REFUSED)	Gosfield	Marfleet Developments Ltd	Proposed development of 40 no. new residential dwellings, Former Oil Depot, land West of Hedingham Road.

Mr C Paggi, Area Development Manager, left the meeting during the consideration of this application.

PLEASE NOTE: The full list of standard conditions and reasons can be viewed at the office of the Development Manager, Council Offices, Causeway House, Bocking End, Braintree, Essex CM7 9HB.

(Where applications are marked with an \* this denotes that representations were received and considered by the Committee).

The meeting closed at 8.13pm.

Councillor Mrs W Scattergood  
(Chairman)

APPENDIX

PLANNING COMMITTEE

5TH DECEMBER 2017

PUBLIC QUESTION TIME

Details of Questions Asked / Statements Made During Public Question Time

1 Statement Relating to Application No. 17/01074/REM - Land West of Boars Tye Road, Silver End

Statement by Ms Jo Hanslip, Urbanissta Ltd, EastSide, London N1C 4AX (Agent)

2 Statement Relating to Application No. 17/01607/FUL - Former Oil Depot, land West of Hedingham Road, Gosfield

Statement by Mr J Crisp, Arcady Architects Ltd, The Old Bakery, The Street, Purleigh, Chelmsford (Agent)