

# PLANNING COMMITTEE AGENDA



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<http://www.braintree.gov.uk/Braintree/councildemocracy/committees/default.htm>

**Date:** Tuesday 21st July 2009

**Time:** 7.15pm

**Venue:** Council Chamber, Causeway House, Bocking End, Braintree, CM7 9HB

Councillor J E Abbott	Councillor T J W Foster	Councillor Lady Newton
Councillor E Bishop	Councillor Mrs B A Gage	Councillor J O'Reilly-Cicconi
Councillor J C Collar	Councillor Mrs M E Galione	Councillor Mrs W D Scattergood
Councillor Mrs E Edey	Councillor D Mann	Councillor Mrs L Shepherd
Councillor Ms L B Flint	Councillor Mrs J M Money	Councillor Mrs G A Spray

**Members are requested to attend this meeting, to transact the following business:-**

## **PUBLIC SESSION**

### **1. Apologies for Absence**

### **2. Declarations of Interests.**

(a) To declare the existence and nature of any 'personal' or 'personal and prejudicial' interests relating to items on the agenda having regard to paragraphs 8 to 12 (inclusive) of the Code of Conduct for Members in Part 5 of the Constitution and having taken appropriate advice (where necessary) before the meeting.

(b) Any member with a 'personal and prejudicial' interest to indicate whether he/she intends to make representations in accordance with paragraph 12 (2) of the Code of Conduct as part of Question Time.

### **3. Minutes.** To approve as a correct record the minutes of the meeting of the Planning Committee held on 28<sup>th</sup> April 2009 (copy to follow).

### **4. Question Time.** (See paragraph on Page v of the Agenda)

### **5. Notification of Proposed Works in a Conservation Area - Felling of a Cedar Tree.** To consider a Notification of Proposed Works to a Cedar tree at Witham Police Station, **WITHAM** to which objections have been submitted. (Report attached) (Page 1)

## 6. Planning Applications

This item is in two parts. The applications set out in Part A will be considered in the normal way. The applications listed under Part B are straightforward planning applications, which may be considered 'en bloc' with no introduction being made by officers. Viewfoils will be available upon request.

**Part A**:- To consider the following new planning applications:-

### **BELCHAMP WALTER**

Demolition of existing single garage (covered under separate application), severance of part side garden and erection of new two storey dwelling and associated outbuilding with improvements to existing access and new pedestrian access, Forge Cottage, Gestingthorpe Road.

Application No. 09/00730/FUL. (Page 6)

Recommendation: Grant

Case Officer: Susanne Ennos

### **BRADWELL**

Erection of 12m freestanding slim-line column and associated telecommunications development, land adjacent to Coggeshall Road.

Application No. 09/00744/T56. (Page 16)

Recommendation: Prior approval not required

Case Officer: James Salmon

### **BRAINTREE**

Erection of 6 no. one bed terraced mews cottages with car parking and amenity to the rear, 44 Bradford Street.

Application No. 09/00701/FUL. (Page 23)

Recommendation: Section 106 Agreement

Case Officer: Ian Harrison

### **BULMER**

Erection of detached dwelling design in the style of a converted Essex barn and provision of a new vehicular access to serve the new dwelling and existing commercial enterprise, Back House Croft, Bulmer Street.

Application No. 09/00627/FUL. (Page 38)

Recommendation: Refuse

Case Officer: Susanne Ennos

### **WITHAM**

(1)

Creation of a new dirt track and hard standing area for cycle training (motorised and non-motorised) within the Academy curriculum. MOT type1 access road and 1.8m chain link fence/gates will be provided for security and access, New Rickstones Academy, Conrad Road.

Application No. 09/00660/FUL. (Page 45)

Recommendation: Grant

Case Officer: Natalie Banks

- |               |     |   |
|---------------|-----|---|
| <b>WITHAM</b> | (2) | <p>Change of use of vehicle storage and parking to lorry park and ancillary facilities, land adjacent to Lynfield Motors, Hatfield Road.</p> <p>Application No. 09/00658/FUL. (Page 52)</p> <p>Recommendation: Grant</p> <p>Case Officer: Natalie Banks</p> |
| <b>WITHAM</b> | (3) | <p>Alteration of first floor flat to provide two no. flats, 58 Newland Street.</p> <p>Application Nos. 09/00709/FUL and 09/00710/LBC (Pages 58 and 63)</p> <p>Recommendation: Grant</p> <p>Case Officer: James Salmon</p>                                   |

**Part B:-** To consider the following minor planning applications:-

- |                         |   |
|-------------------------|---|
| <b>BLACK NOTLEY</b>     | <p>Change of use of land for stationing of portacabin to accommodate a baby room, The Colourwheel Montessori Nursery, Denton Crescent.</p> <p>Application No. 09/00574/FUL. (Page 67)</p> <p>Recommendation: Grant</p> <p>Case Officer: Nina Pegler</p> |
| <b>COGGESHALL</b>       | <p>Loft conversion with pitched and flat roof dormer to rear, 56 East Street.</p> <p>Application No. 09/00727/FUL. (Page 75)</p> <p>Recommendation: Grant</p> <p>Case Officer: James Salmon</p>   |
| <b>GREAT NOTLEY</b>     | <p>Extension to an existing garage to create a double garage. The roof space will be used as a room, 17 Thirlmere Close.</p> <p>Application No. 09/00641/FUL. (Page 79)</p> <p>Recommendation: Grant</p> <p>Case Officer: Nina Pegler</p>               |
| <b>GREENSTEAD GREEN</b> | <p>Erection of rear and side extensions to be built upon existing single storey extensions, Saffron Cottage, Church Road.</p> <p>Application No. 09/00674/FUL. (Page 86)</p> <p>Recommendation: Grant</p> <p>Case Officer: Neil Jones</p>               |
| <b>KELVEDON</b>         | <p>Erection of a new stable block with 2 no. loose boxes 1 no. hay store and 1 no. tack room and 2 no. large storage sheds. All to be built on concrete base with timber framed walls and roof, The Orangery, Felix Hall Park.</p>                      |

Application No. 09/00411/FUL. (Page 90)

Recommendation: Grant

Case Officer: Natalie Banks

**RAYNE**

Erection of new timber-framed entrance porch and bay extension and insertion of new window and rooflight together with minor internal alterations, Coach House Barn, The Street,

Application No. 09/00691/FUL (Page 97)

Recommendation: Refuse

Case Officer: Sarah Phillips

**SIBLE HEDINGHAM**

Proposed 'dug outs' on football ground, Football Ground, Oxford Meadow.

Application No. 09/00632/FUL. (Page 102)

Recommendation: Grant

Case Officer: Neil Jones

**SILVER END**

Erection of two storey side extension, 35 Walter Way.

Application No. 09/00703/FUL. (Page 107)

Recommendation: Grant

Case Officer: James Salmon

7. **Urgent Business.** To consider any matter, which in the opinion of the Chairman, should be considered in public by reason of special circumstances (to be specified) as a matter of urgency.
8. To agree the exclusion of the public and press for the consideration of the following item for the reasons set out in Part 1 of Schedule 12(A) of the Local Government Act 1972.

*At the time of compiling the Agenda, there were no items for inclusion in this part of the Agenda.*

**PRIVATE SESSION**

9. **Urgent Business.** To consider any matter, which in the opinion of the Chairman, should be considered in private by reason of special circumstances (to be specified) as a matter of urgency.

A WEBB

Member Resources Officer

**NOTE**

**(1) Call in Procedure**

Key Decisions can be identified by the prefix \*\*. Any 5 Members of the Council may refer any key decision made on this Agenda to the Overview and Scrutiny Committee for 'call in'. This must be undertaken within 6 days of publication of the minutes. Any decisions made and not 'called in' by this date and time will become effective.

## (2) **Background Papers Relating to Planning Reports**

- Essex County Council Structure Plan
- Braintree District Local Plan Review

### **QUESTION TIME**

Immediately after the Minutes of the previous meeting have been approved there will be a period of up to 30 minutes when members of the public can speak about Council business or other matters of local concern. During this period Councillors who have declared a personal and prejudicial interest in any item of business on the agenda may also speak as permitted by the Council's Code of Conduct for Members. Whilst members of the public can remain to observe the whole of the public part of the meeting, Councillors with a personal and prejudicial interest must withdraw whilst the item of business in question is being considered. Members of the public wishing to speak should contact the Council's Member Resources Section on 01376 552525 or e-mail [alison.webb@braintree.gov.uk](mailto:alison.webb@braintree.gov.uk) prior to the meeting. The Council's "Question Time" leaflet explains the procedure and copies of this may be obtained at the Council's offices at Braintree, Witham and Halstead.

If you require any further information relating to this agenda or wish to forward your apologies for absence please contact Alison Webb on 01376 552525 or e-mail [alison.webb@braintree.gov.uk](mailto:alison.webb@braintree.gov.uk)

*The last page of this agenda is numbered 110.*

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Braintree District Council welcomes comments from members of the public in order to make its services as efficient and effective as possible. We would appreciate any suggestions regarding the usefulness of the paperwork for this meeting, or the conduct of the meeting you have attended.

Please let us have your comments setting out the following information

Meeting Attended .....

Date of Meeting .....

Comments.....  
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Contact details .....