

Minutes

Planning Committee

12th February 2019



Present

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

105 **DECLARATIONS OF INTEREST**

INFORMATION: The following interests were declared:-

Councillor K Bowers declared a non-pecuniary interest in Application No. 18/01845/FUL - Newberries House, High Street Green, Sible Hedingham in his role as Deputy Cabinet Member for Economic Development, as Mr Roy Marfleet, who was speaking at the meeting during Question Time, was known to him.

Councillor T Cunningham declared a non-pecuniary interest in Application No. 18/01845/FUL - Newberries House, High Street Green, Sible Hedingham as Mr Roy Marfleet, who was speaking at the meeting during Question Time, was known to him.

In accordance with the Code of Conduct, Councillors remained in the meeting, unless stated otherwise, and took part in the discussion when the application was considered.

106 **MINUTES**

DECISION: That the Minutes of the meeting of the Planning Committee held on 29th January 2019 be approved as a correct record and signed by the Chairman.

107 **QUESTION TIME**

INFORMATION: There were eleven statements made about the following matters. Those people who had registered to speak about a planning application spoke immediately prior to the consideration of the application:-

Agenda Item No. 4 – Public Question Time - General statement and question about the Council's housing land supply and legal interpretation. (The Chairman of the Planning Committee provided a response to the question at the meeting).

Application Nos. 18/01442/OUT and 18/01443/OUT - Land West of Hill House, Brent Hall Road, Finchingfield

Application No. 18/01846/FUL - The Red Lion, 8 Church Street, Steeple Bumpstead

Application No. 18/01970/FUL - Wavers Farm, Blackmore End, Wethersfield

Application No. 18/01845/FUL - Newberries House, High Street Green, Sible Hedingham

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

108 **PLANNING APPLICATIONS APPROVED**

Planning Application Nos. 18/01909/FUL - 9-11 High Street, Halstead; 18/01910/LBC 9-11 High Street, Halstead; and 18/01911/ADV 9-11 High Street, Halstead were 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 Planning 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>
*18/01845/FUL (APPROVED)	Sible Hedingham	Mr and Mrs Simpson	Replacement detached garage building with hobbies and storage above, Newberries House, High Street Green.

The Committee approved this application, subject to the following additional Condition:-

Additional Condition

6. Notwithstanding the details contained within the drawings submitted as part of the application, there shall be no windows or other openings to the upper floor to

the southern elevation of the proposed garage/hobbies and storage building.

<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*18/01846/FUL (APPROVED)	Steeple Bumpstead	Mr and Mrs James Webb	Construction of guest accommodation, The Red Lion, 8 Church Street.

The Committee approved this application, subject to the amendment of Condition No. 6 and an additional Information to Applicant as follows:-

Amended Condition

6. Prior to the commencement of development, details showing the proposed removal of existing trees and details of the type and location of the proposed replacement trees shall be submitted to and approved in writing by the Local Planning Authority. The approved details shall be implemented in full and permanently maintained as such. The remaining trees and the new trees on the site shall subsequently be protected by way of a Tree Preservation Order Group.

Additional Information to Applicant

3. That the applicant ensures that the foundations of the proposed guest accommodation are designed so as to have no adverse impact to the root protection area of the adjacent protected tree notated as T2 (TPO Reference: 14/05-G2) situated within the curtilage of the rear garden to 68 Lions Meadow.

Councillor Kerry Barnes, representing Steeple Bumpstead Parish Council, attended the meeting and spoke against this application.

<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*18/01909/FUL (APPROVED)	Halstead	Ms Jan Clark Notemachine UK Ltd	Retrospective application for the installation of an ATM installed through glass to the shopfront, 9 - 11 High Street.

<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*18/01910/LBC (APPROVED)	Halstead	Ms Jan Clark Notemachine UK Ltd	Application for the installation of an ATM installed through glass to the shopfront, 9 - 11 High Street.

<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*18/01911/ADV (APPROVED)	Halstead	Ms Jan Clark Notemachine UK Ltd	Integral illumination and screen to the ATM fascia. Internally illuminated Free Cash Withdrawals sign above the ATM, 9 - 11 High Street.

109 **PLANNING APPLICATIONS REFUSED**

DECISION: That the undermentioned planning applications be refused for the reasons contained in the Planning Development Manager's report. 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>
*18/01442/OUT (REFUSED)	Finchingfield	Mr Harding	Outline planning permission, with all matters reserved for the erection of 10 dwellings, land West of Hill House, Brent Hall Road.

<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*18/01443/OUT (REFUSED)	Finchingfield	Mr Harding	Outline planning permission, with all matters reserved for the erection of 16 dwellings, land West of Hill House, Brent Hall Road.

<u>Plan No.</u>	<u>Location</u>	<u>Applicant(s)</u>	<u>Proposed Development</u>
*18/01970/FUL (REFUSED)	Wethersfield	Mr P Coster PLC Ltd.	Demolition of existing industrial buildings and re-development of site to form 9 new residential dwellings, Wavers Farm, Blackmore End.

PLEASE NOTE: The full list of standard conditions and reasons can be viewed at the office of the Planning 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 8.55pm.

Councillor Mrs W Scattergood
(Chairman)