

SOUTH WOODHAM FERRERS TOWN COUNCIL

PLANNING COMMITTEE

MINUTES of an online Meeting held on Monday 4th January 2021
at 7.30p.m.

Present:

Councillor Roberts as Chairman
Councillor John as Vice Chairman

Councillor Ferry
Councillor Birch

Councillor O'Brien
Councillor Sismey

In attendance: Town Clerk Assistant, a member of the South Woodham Ferrers Health and Social Care Group and a member of the public.

P244 Apologies for Absence

Apologies were received and accepted from Councillor Eley.

P245 Dispensation Considerations

None received.

P246 Declarations of Interest

No declarations of interest received.

P247 Confirmation of Minutes

The minutes of the meeting held on 25th November 2020 were agreed as a true record of the meeting.

Proposed: Councillor Roberts

Seconded: Councillor Birch

Vote: **Carried**

P248 Public Questions

A member of the public and a member of the SWF Health and Social Care Group expressed their concerns regarding the planning application 20/01729/FUL the former school annex into 30 self-contained flats with particular concerns regarding visual and noise impact.

P249 Previous Planning Difference Decisions Considered

No planning differences were noted.

P250 Current Planning Applications

20/01647/FUL 9 Hallowell Down

Single storey front and side extension.

Due to time constraints submissions were made of **NO OBJECTIONS** to this planning application as advised by the Officer and relevant Councillor and agreed by the Planning Committee.

20/01823/FUL 1 Ormesby Chine

Single storey rear extension.

Due to time constraints submissions were made of **NO OBJECTIONS** to this planning application as advised by the Officer and relevant Councillor and agreed by the Planning Committee.

20/01729/FUL 34-36 Baron Road and 11-23 Heralds Way

Redevelopment of the site to include change of use of first and second floors from former school annex to 30 self-contained flats and associated physical works to facilitate the creation of residential access, car parking, cycle storage and refuse storage at ground floor level.

It was agreed that the Planning Committee **OBJECTS** to this planning application on the following grounds:-

- inadequate provision of car parking with an application of this size would normally requiring 51 spaces, this site only having 13 available which is presently used and is needed for the commercial deliveries for the premises on the ground floor.
- concerns of the possible loss of commercial space and the associated parking required for these.
- inadequate provision of bicycle storage
- concerns regarding the location of the refuse bins
- noise and visual impact to the church and school located opposite to the site.

20/01848/FUL Mosaic Play Area, Guys Farm Road

Change of use from public open space and playground to residential garden land.

It was agreed that the Planning Committee **OBJECTS** to this planning application and wishes the Chelmsford City Council to retain the open space together with the responsibility of properly maintaining it. Should this not be possible considers that adjacent residents should be charged for the acquisition at market rates.

20/05310/TPO 10 Taffrail Gardens

T5 - Cherry - Front Garden - Crown reduction back to suitable growth points approx. 1.5-1.75m - Reason: To maintain the size and shape of the tree.

It was agreed that the Planning Committee have **NO OBJECTIONS** to this planning application.

20/01757/FUL 1a Elm Road

First floor extension over the existing garage and conversion of the existing garage.

It was agreed that the Planning Committee have **NO OBJECTIONS** to this planning application.

20/01888/FUL 154 Inchbonnie Road

Two storey rear extension with roof.

It was agreed that the Planning Committee have **NO OBJECTIONS** to this planning application.

20/01911/FUL Upper Whim, Marsh Farm Road

Proposed detached three bay garage. Permeable gravel drive proposed to front of the garage to match existing gravel driveway.

It was agreed by the Planning Committee that an Officer would form and submit comments for this application due to unexpected absence of the relevant Councillor whereby there were **NO OBJECTIONS** to this planning application however endorse the Tree and Landscape Officer's opinion that should the proposed building be further to the east it would have a better relationship with the oak tree and also suggest that the workshop use be limited to use consistent with residential accommodation and that any proposed commercial use be subject to a separate planning application.

20/01914/FUL 27 Starboard View

Front porch extension with alterations to the fenestration to the side elevation.

It was agreed that the Planning Committee have **NO OBJECTIONS** to this planning application.

20/05311/TPO 10 Bakers Close

T2 - Oak - Full crown reduction between 2 - 2.5m. Reason: proposed reductions due to the amount of new growth.

It was agreed that the Planning Committee have **NO OBJECTIONS** to this planning application.

20/01924/FUL 36 Kings Way

Single storey rear extension with roof windows.

It was agreed that the Planning Committee have **NO OBJECTIONS** to this planning application.

20/02044/FUL 2 Green Mead

First floor side extension with first floor side window.

It was agreed that the Planning Committee have **NO OBJECTIONS** to this planning application.

20/02009/REM Land at the former Runwell Hospital

Application for the approval of reserved matters (layout, scale, appearance and landscaping) for Phase 1B (public open space) in relation to outline application permission 12/01480/OUT, for residential development comprising up to 575 houses and supporting uses, including primary school, recreational open space, sports facilities, neighbourhood scale retail(a1/a2), business and community uses (b1/d1) and a pub/restaurant (a3/a4)

It was agreed that the Planning Committee have **NO OBJECTIONS** to this landscaping application on the proviso that this does not increase the traffic flow along and to the A132 which we already have concerns of added traffic flow from the Dengie, Runwell and Wickford areas.

P251 Installation of Puffin Crossing on B1012 Burnham Road

Essex Highways response to our submissions which were attached to the agenda were noted.

P252 106 Sainsburys Agreement

As a result of our submission to Chelmsford City Council it was noted that the Infrastructure Funding Co-ordinator at Essex County Council responded to our submissions with a request for details of both the textured surface required at the pedestrian crossing on the B1012 near the Sainsburys development and improvements to the pedestrian path with the possible provision of a cycle pathway on the South side of the B1012 where there is a possibility of obtaining funding from the Local Highway rather than the 106 agreement.

P253 Bradwell B Community Forum and Stakeholders Invitation

It was noted that a representative from South Woodham Ferrers Town Council will attend the meeting at the Bradwell B Community Forum on 3rd February.

Arrangements for a further online meeting with the Bradwell B team for a question and answers session for interested members for which it was proposed that Planning Committee members attend.

Proposed: Councillor O'Brien

Seconded: Councillor Roberts

Vote: Carried

P254 Report to Council

It was agreed that there were no items to report to Council on 12th January.

P255 Media Coverage

It was agreed that there were no items for media coverage.

P256 Next Meeting

The next meeting agreed as 27th January 2021.

There being no further business to discuss, the Chairman closed the meeting at 9.16pm.

Signed

Chairman of the Meeting

Date: 27th January 2021