

**SOUTH WOODHAM FERRERS TOWN COUNCIL**

**PLANNING COMMITTEE**

**MINUTES** of an online Meeting held on Monday 22<sup>nd</sup> February 2021  
at 7.30p.m.

**Present:**

Councillor Roberts as Chairman  
Councillor John as Vice-Chairman

Councillor Ferry	Councillor Sismey
Councillor Eley	Councillor O'Brien
Councillor Humphrey	

In attendance: Town Clerk Assistant and eleven members of the public.

**P270 Apologies for Absence**

Apologies were received and accepted from Councillor Birch.

**P271 Dispensation Considerations**

None received.

**P272 Declarations of Interest**

No declarations of interest received.

**P273 Confirmation of Minutes**

The minutes of the meeting held on 27<sup>th</sup> January 2021 were agreed as a true record of the meeting.

**Proposed:** Councillor Roberts

**Seconded:** Councillor Ferry

**Vote:** **Carried**

**P274 Public Questions**

Eleven members of the public were present which were interested in the planning application for 20/02055/FUL for 14 Creekview Road. It was proposed that the members of the public be given the opportunity to speak directly before Councillors discussed this application and this be the first application considered.

**Proposed:** Councillor Roberts

**Seconded:** Councillor Sismey

**Vote:** **Carried**

**P275 Previous Planning Difference Decisions Considered**

No planning differences were noted.

## **P276 Current Planning Applications**

Eleven members of the public were present who were concerned re the application for eight new properties at 14 Creekview Road on application reference 20/02055/FUL who voiced the following concerns:-

- Previous applications have been made and rejected with no change in circumstance.
- The land remains unfenced and part of the open space in the area.
- Government supports retaining open spaces.
- Building would result in a loss of wildlife and natural habitat.
- Building here together with removing trees and hedges would increase flooding risks.
- The application breaches the original covenant on the land.

### **20/02055/FUL 14 Creekview Road**

The Construction of eight new dwellings with associated infrastructure and parking facilities.

It was agreed that the Planning Committee **OBJECTS** to this application on the following basis

- The development would require the removal of a very long-standing pond with a resulting loss of natural habitat, wildlife and visual amenity.
- The development is over intensive in comparison with neighbouring dwellings.
- The proposed development conflicts with the Masterplan.
- The proposed development conflicts with the Neighbourhood Plan.
- None of the reasons for the refusal of the previous application for development of the site (98/00053/FUL) (which was confirmed on appeal) have been addressed.
- The proposed development breaches the covenant made when Essex County Council transferred the land to the original developer.
- The proposed development is likely to result in the removal of and/or harm to a number of valuable protected trees.
- Ponds which are infilled and the land built on can have future problems.

### **21/00102/FUL 9 Broughton Road**

Construction of a single storey rear extension with two roof windows.

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

### **21/00094/FUL 7 Hawkwood Close**

The conversion of a garage to a habitable area, part single storey and part two storey side extension with roof windows.

It was agreed that the Planning Committee has **NO OBJECTIONS** to this application with just a general comment regarding the loss of a possible parking space within the town.

**21/00148/FUL 2 Marklay Drive**

Demolition of existing conservatory the construction of a single storey rear extension with two roof windows and attached covered veranda.

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

**21/00170/FUL 34 Mount Pleasant**

Demolition of existing conservatory. Construction of a part single and part two storey rear extension with the addition of roof windows. Alterations to roof over the existing garage, part single and part 2 storey front extension. Two storey front extension with the removal of a chimney.

It was agreed that the Planning Committee has **NO COMMENT** to this application.

**21/00155/FUL Queen Elizabeth Square, McDonalds, Asda**

Alterations to the shop front to create a walk up window including associated works to site.

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

**21/00181/FUL 9 Cox's Close**

Single storey side and rear extension with pitched roof.

It was agreed that the Planning Committee has **NO COMMENT** to this application.

**21/05026/TPO 12 Anchor Reach**

T13 Oak – located in rear garden – crown reduction by 2-3 meters.

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

**P277 Bradwell B Community Forum and Stakeholders Invitation**

A member the Bradwell B team will attend our next planning meeting on 31<sup>st</sup> March for a question and answers session. All Councillors and members of the public are invited to attend this meeting and submit questions to the Town Clerk Assistant and Councillor O'Brien by 26<sup>th</sup> March to collate for the meeting.

**P278 Report to Council**

It was agreed to report the Bradwell B meeting to the next Council Meeting on 9<sup>th</sup> March.

**P279 Media Coverage**

It was agreed to publicise the Bradwell B questions and answers session with Bradwell B on 31<sup>st</sup> March inviting questions to submit by 26<sup>th</sup> March.

EK

**P280 Next Meeting**

The next meeting agreed as 31<sup>st</sup> March 2021 at 7pm.

There being no further business to discuss, the Chairman closed the meeting at 8.31pm.

Signed .....

Chairman of the Meeting

Date: 31st March 2021