



**MINUTES**

**Meeting:** PLANNING                      **Date:** 19<sup>th</sup> February 2018                      **Time:** 7.00pm

**Venue:** North Weald Library, High Road, North Weald.

**PRESENT:**

**Councillors:** (9)                      B Clegg, Chairman, A Buckley, B Eldridge, G Mulliner,  
S Jackman, MBE, T Blanks, G Mulliner, B Bartram, A Tyler

**Officers in Attendance (2)**

Susan De Luca – Clerk to the Council  
Adriana Jones – Principal Finance & Administrative Officer

**Members of the Public (0)**

**Members of the Press (1)**

**P17.182 APOLOGIES FOR ABSENCE (2)**

**NOTED** that apologies for absence had been received from Cllrs Spearman , Mrs Godwin Brown

**P17.183 OTHER ABSENCES (0)**

**P17.184 DECLARATIONS OF INTEREST**

Cllr Eldridge declared Non Pecuniary Interest in Application Numbers:  
EPF/0032/18, EPF/0094/18, EPF/0101/18 LB

**P17.185 CONFIRMATION OF MINUTES**

The Minutes of the Planning Committee meeting held on 5<sup>th</sup> February 2018 members **AGREED** the minutes to be a true record.

**P17.186 REPRESENTATIONS ON FROM MEMBERS OF THE PUBLIC**

There were NO representations received on Applications from Members of the Public.

**P17.187 PLANNING APPLICATIONS**

The following comments on Planning Applications were **AGREED**:

No	Application Number	Location	Proposal
1	EPF/0032/18 <i>Alastair Prince</i>	Brent House Farm Harlow Common Hastingwood <i>Mr J Barbour</i>	Application for variation of condition 2 'plan numbers' and 6 'retention of garages' on planning application EPF/2523/16 (Demolition and reconstruction of the Farm House together with the erection of 19 no. additional dwellings, served off the existing approved vehicular access on Harlow Common / Foster Street together with internal road layout parking and a scheme of landscaping and tree planting.

			(Alterations to existing consents EPF/2027/14, EPF/1285/11 and EPF/1370/10)).
The Parish Council has NO OBJECTION to this application we ask that the following conditions are placed on this application if this is approved – That there be adequate parking on the site for the properties and visitors, that there be no Parking off the site, ie no parking, along Mill Street, Harlow Common or Foster Street.			
2	EPF/0094/18 <i>Graham Courtney</i>	Glovers Barn Glovers Lane Hastingwood <i>Mr G Stamos</i>	Use of barn as a single dwelling.
The Parish Council has No Objection to this Application			
3	EPF/0105/18 <i>James Rogers</i>	The Bungalow Little Weald Hall Rayley Lane North Weald Bassett <i>Mr &amp; Mrs Baker</i>	Demolition of existing bungalow and stables and the construction of a replacement dwelling.
The Parish Council OBJECTS to this Application due to Overdevelopment in the Green Belt, removal of the dwelling as it is in the environs of a listed building.			
4	EPF/3468/17 <i>Steve Andrews</i>	36 Tempest Mead North Weald <i>Mr Michael Janes</i>	Erection of a single storey garage and convert existing garage into an office and games room.
The Parish Council has No Objection to this application			
5	EPF/0101/18 LB <i>Graham Courtney</i>	Glovers Barn Glovers Lane Hastingwood <i>Mr G Stamos</i>	Grade II listed building consent for proposed use of barn as a single dwelling.
The Parish Council has No Objection to this application subject to the Historic Buildings Officer having No Objection			

b) To **CONSIDER** any other **urgent** planning applications received since the agenda was prepared. None Received.

c) The following Applications were NOTED

No	Application Number	Location	Proposal
1	EPF/0135/18 CLD <i>John Cosgrove</i>	6 Teazle Mead North Weald Bassett <i>Ms K Ruck</i>	Certificate of Lawful Development for proposed use of land to station a mobile home/annexe for use incidental to the main dwelling house.
NOTED			
2	EPF/0125/28 <i>Jill Shingler</i>	Brent House Farm Harlow Common Hastingwood <i>Mr J Barbour</i>	Application for approval of details reserved by condition 4 'surface water disposal', 10 'flood risk assessment' on planning application EPF/2523/16 (Demolition and reconstruction of the Farm House together with the erection of 19 no. additional dwellings, served off the existing approved vehicular access on Harlow Common / Foster Street together with internal road layout,

			parking and a scheme of landscaping and tree planting. (Alterations to existing consents EPF/2027/14, EPF/1285/11 and EPF/1370/10)).
NOTED			
3	EPF/0157/18 <i>Jane Gravelle</i>	Office Building at Orchard House Hastingwood Road Hastingwood <i>Mr Steve / David Gray</i>	Application for approval of details reserved by condition 6 'Phase 2' of planning permission EPF/0528/16 (Change of use of office building to a separate residential dwelling)

NOTED

**P17.188 DECISIONS BY EPPING FOREST DISTRICT** - Members *NOTED* the decisions received from EFDC

**P17.189 EFDC LICENCES - None Received**

**P17.190 PLANNING CORRESPONDENCE**

None received,

**P17.191 ANY OTHER MATTERS RELATING TO PLANNING**

- a) The Clerk advised Members that the application for 21 Princes Close had been refused at Plans East Committee Meeting. The PC had Objected to this and it was understood that the Committee had not referred a way forward..
- b) The Clerk and Cllr Clegg reported on their recent meeting with the Planning Officer regarding the application for the Café and the associated documentation that they had taken with them. He advised he would review the documentation regarding the A1 & A3 use and the Parking Space Situation. Cllr Tyler asked all Councillor to remind their residents to write in to District, if they had not already done so, if they were objecting to this application.
- c) Councillor Clegg also advised Members that himself and the Clerk had spoken to the Planning Officer in relation to the fact that the Parish Council were concerned that many Planning Applications were being received which had errors on them and looked as if they had not been checked the Officer asked whether this had been happening recently or over a long period of time. The Clerk explained the situation fully, and it seemed that the system had changed at EFDC with an Officer being trained on the job to validate the applications, The Planning Officer advised that this would be brought up at their Team Meeting.
- d) Cllr Clegg – advised Members that all the all the reservations this Council had had and had brought forward at the Plans East Planning Committee regarding the Screw Fix Application were now happening. Articulated lorries reversing on site , speeding etc. A local resident on the opposite side of the road had contacted Cllr Clegg, Cllr Clegg had advised them to keep a diary and log of everything. Cllr Tyler felt that it would be difficult to deal with especially with Jonens close by.. Cllr Clegg said he had been advised that the conditions are already being contravened and that the local people have photographic evidence Cllr Clegg advised that they are monitoring the site..
- e) Cllr Eldridge asked what was happening about the land at the rear of the McDonalds Site.The Financial Officer advised that the Parish Council received notification from a local resident that the 'heap' at the Hastingwood Road Depot site has grown exponentially and works seem to be taking place for some kind of access road from the M11. She had checked ECC site and the CLD for existing use of the site was granted, but cannot see if there were any conditions imposed. As such, she informed the Resident that she would advise Enforcement so that this issue could be looked at. She has now received a response from Teresa Forecast EFDC Enforcement Officer which states *I have checked with Clare Munday and she tells me that there is no access being created and she*

*drives past it everyday and nothing there needs planning permission and this site is regulated by Essex County Council.*

Cllr Clegg agreed that there is quite a lot of excavation works going on, on the slip road and this is closed in the evenings until 6th April. 10 weeks of excavation work. Clegg said all the shrubs and trees have been cut down, and there appears to be a slight incline but there is no additional slip road planned.

The Clerk suggested that we send the query to County Cllr Anthony Jackson and ask if he is aware if any works are going on that site, and why the Heap is getting larger and why the trees have been cut down., as he may be able to get an answer via Members Enquiries at County. **AGREED**

Meeting Closed: 7.49PM

Signed ..... Date .....