



MINUTES

Meeting: PLANNING

20th March 2023

Time: 7.00pm

Venue: Remote meeting held over Zoom.

PRESENT:

Councillors: (8) B Clegg (Chairman), A Buckley, T Blanks, R Spearman, A Tyler*, Ms D Wood*, Mrs A Grigg*, Mrs P Etherington.

** for part of meeting*

Officers in Attendance (1)

Adriana Jones – Principal Administrative Officer (Meeting Clerk)

Members of the Public (0)

Members of the Press (0)

P22.076 APOLOGIES FOR ABSENCE (0)

None.

P22.077 OTHER ABSENCES (5)

Cllrs Stroud, Cllr Mrs Jackman, and Cllr Irvine. Cllrs Bedford and Mrs Hawkins are not members of this committee.

P22.078 DECLARATIONS OF INTEREST

None.

P22.079 CONFIRMATION OF MINUTES

The Minutes of the previous Planning Committee meeting held on 13th February 2023 had been circulated and were **AGREED** as a true record.

P22.080 REPRESENTATIONS FROM MEMBERS OF THE PUBLIC

None.

P22.081 PLANNING APPLICATIONS

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

No	Application Number	Location	Proposal
1	EPF/0249/23 <i>Rhian Thorley</i>	Popplewells Coachworks High Road Thornwood	Variation to condition 2 'Plan nos' on planning approval EPF/3054/18 (Extension to Unit 2 to form a new self-contained unit for Class E (offices), B2 and/or B8 uses including refurbishment of existing roof)
The Parish Council has NO OBJECTION to this application.			
2	EPF/0252/23 <i>Loredana Ciavucco</i>	139, High Road North Weald Bassett	Single Storey Side Extension x 2(no.) - Single Storey Front Extension - New Roof with Rear Dormer & Two Small Front Dormers

The Parish Council OBJECTS to this application. The proposals are incongruous with their surroundings, and entirely out of keeping with the current street scene. The roof line is at odds with the neighbouring properties, and the proposed design is inharmonious with its surroundings.			
3	EPF/0308/23 <i>Mohinder Bagry</i>	14 Blackhorse Lane North Weald Bassett	Demolition of existing front porch and re-building of a longer porch with a pitched tiled roof including over the existing garage and a small obscure glazed window to the First Floor Front elevation.
The Parish Council has NO OBJECTION to this application.			
4	EPF/0264/23 <i>Robin Hellier</i>	Blenheim Square Epping, CM16 6FP	"TPO/EPF/38/02 (T6, T7, T9) T1: London Plane - Reduce to previous points, as specified. T2: London Plane - Reduce to previous points, as specified. T3: London Plane - Reduce to previous points, as specified."
The Parish Council has NO OBJECTION to this application, subject to the Tree Officer consent.			
5	EPF/0023/23 <i>Muhammad Rahman</i>	53 Hampden Close North Weald Bassett	Proposed installation of a downstairs window.
The Parish Council has NO OBJECTION to this application.			
6	EPF/0270/23 <i>Marie-Claire Tovey</i>	Little Meadows Weald Hall Lane North Weald Bassett	Removal of condition 6 'Personal Occupancy' on planning approval EPF/2693/20 (Change of use of land to use as a caravan site to provide 3 no. additional gypsy/traveller pitches (5 no. in total), including the laying of hardstanding and erection of 3 no. amenity buildings)
The Parish Council OBJECTS to this application. The application states that condition 6 was neither necessary nor reasonable, however condition 6 was originally imposed as a result of the personal circumstances of the applicant which were deemed Very Special Circumstances and which overrode the green belt restriction for development. As such, condition 6 was entirely necessary to secure the site for the applicant and named family members. Furthermore, the Epping Forest District Local Plan has now been adopted by EFDC, within which are sufficient allocations for the Gypsy and Traveller community up to 2033. These include 5 pitches at Latton Priory and 5 pitches at North Weald.			
7	EPF/0121/23 Kie Farrell	260 High Road North Weald Bassett	Demolish Existing Chalet Bungalow & Construct 2(no.) x 4 bedroom detached dwellings
The Parish Council OBJECTS to this application. The proposed development is out of character with the street scene, and with other properties in the area. The proposal to fit 6 cars at the front of these two properties is not only unrealistic given the size of the parking area, but entirely unsafe and a danger, especially given the sites location in relation to the petrol station opposite, and the fact that 6 cars would have to reverse onto a very busy main road. These proposals are clearly overdevelopment, represent cramped design, and should be refused.			
8	EPF/0446/23	North Weald Airfield Opposite Hanger 4, next to Police Hanger Hurricane Way North Weald Bassett	Steel aircraft hangar
The Parish Council has NO OBJECTION to this application			

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

- c) Applications received for information only where comments are not normally accepted:

No	Application Number	Location	Proposal
1	EPF/0307/23 <i>Graham Courtney</i>	14 Blackhorse Lane North Weald Bassett	Prior approval for a 5.06 metre deep single storey rear extension, height to eaves 3.00 metres and maximum height 3.95 metres.

P22.082 DECISIONS BY EPPING FOREST DISTRICT

Members **NOTED** the February Decision List emailed to Councillors on 3rd March 2023.

P22.083 EFDC LICENCES & CONSULTATIONS

None Received.

P22.084 PLANNING CORRESPONDENCE

Councillors **NOTED** the following three appeals and **AGREED** that where this Council had objected to the applications, they would write to the Planning Inspectorate and support EFDCs refusal of the application.

Site Address	Scrapyard Woodside Thornwood Epping Essex CM16 6LF
Description	Retrospective planning consent for the installation of a 4m steel post and sleeper insert boundary fence to the south/west boundary (Resubmission to EPF/2444/21) and linked to Enforcement appeal ENF/0433/20
Appeal Reference	APP/J1535/W/22/3307504 APP/J1535/C/23/3315595
Appellant	J Robinson
Start Date	14/02/2023
Appeal Procedure	Written Representations

b. Appeal Against an Enforcement Notice

Site Address	Total Waste Management, Woodside, Thornwood, Epping CM16 6LF
Description	Without planning permission the erection of fencing over 2m in height on the South & West Boundaries
Appeal Reference	APP/J1535/C/23/3315595
Appellant	Mr T Bennett
Start Date	
Appeal Procedure	Appeal Lodged

c. Appeal Against a Refusal

Site Address	Copper Beech Harlow Common Hastingwood Harlow CM17 9ND
Description	Demolition of existing dwelling and erection of 2 no. detached dwellings with garaging.
Appeal Reference	APP/J1535/W/22/3304650
Appellant	S Allan
Start Date	15/02/2023
Appeal Procedure	Written Representations

P22.085 ANY OTHER MATTERS RELATING TO PLANNING

None.

Meeting Closed 19.52

Signed Date