



MINUTES

Meeting: PLANNING

23rd November 2023

Time: 7.00pm

Venue: ELECTRONICALLY, VIA ZOOM

PRESENT:

Councillors: (6) A Buckley (Chairman), Mrs S Jackman, MBE, R Spearman*, T Blanks, P Etherington, A Tyler

**For Part of the Meeting*

Officers in Attendance (2)

Susan De Luca – Clerk to the Council

Adriana Jones – Principal Administrative Officer

Members of the Public (1)

Members of the Press (1)

P22.131 APOLOGIES FOR ABSENCE (7)

Councillors B Clegg, C Kinnear, M Stroud, A Irvine, N Bedford, D Wood, S Hawkins

P22.132 OTHER ABSENCES – None Necessary

P22.133 DECLARATIONS OF INTEREST - Nil

P22.134 CONFIRMATION OF MINUTES

The Minutes of the previous Planning Committee meeting held on 9 October 2023 had been circulated these were **AGREED** and signed as a true record of the previous meeting.

P22.135 REPRESENTATIONS FROM MEMBERS OF THE PUBLIC

There were NO Representations from Members of the public in person in relation to Planning Applications on the Agenda.

P35.136 PLANNING APPLICATIONS

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

No	Application Number	Location	Proposal
1	EPF/2221/23 <i>Kelly Sweeney</i>	Hastingwood House Hastingwood Road Hastingwood	Erection of a hay storage building. 20/11
The Parish Council has NO OBJECTION to this APPLICATION			
2	EPF/2299/23 <i>Mohinder Bagry</i>	4, Dukes Close North Weald Bassett	"Removal of existing rear garage / outbuilding. Proposed two storey side and two storey rear extension with part single storey side and part single storey rear extension. The single storey rear extension is on the boundary with 3 Dukes Close. Removal of existing rear garage / outbuilding.

			Proposed two storey side and two storey rear extension with part single storey side and part single storey rear extension. The single storey rear extension is on the boundary with 3 Dukes Close. A roof lantern is proposed on the flat roof of the rear single storey extension." 27/11
The Parish Council has NO OBJECTION to this APPLICATION			
3	EPF/2360/23 <i>Callum Wright</i>	2 Marconi Bungalows High Road North Weald Bassett	Construction of garage outbuilding at rear of property
The Parish Council has NO OBJECTION to this APPLICATION, however the building should only be used as a garage and should have a condition placed on it that it cannot be used or converted into a dwelling.			
4	EPF/2378/23 <i>Nicola Bickerstaff</i>	Chapelfield Nursery 76 Weald Bridge Road North Weald Bassett	Full planning application for demolition of a single dwelling and outbuildings and erection of a replacement dwelling.
The Parish Council OBJECTS to this APPLICATION, due to its Mass and Bulk, it is Overdevelopment in the Green Belt, and it is currently be used as a building for horticulture not as a domestic building			
5	EPF/2478/23 <i>Muhammad Rahman</i>	North Weald Airfield Epping Road North Weald Bassett	Construction and Operation of an Operations Hub comprising commercial vehicle fleet parking (including offices, storage, and vehicle maintenance hangers) and associated infrastructure including fuel island, vehicular access, internal roads and paths, parking, cycle/bin store, security fencing/gates/barriers, lighting and landscaping.
The Parish Council currently OBJECTS to this Application, due to the fact that there is no infrastructure in place to satisfy the increase in traffic on the roads that this proposal will bring when you add this to all the new developments currently planned for the Parish of North Weald Bassett. If EDFC grant this application then there should be adequate signage in place to ensure that no Vehicles leaving the site go via Church Lane. No Waste should be left in vehicles overnight, details of what happens to the food waste should be detailed within the application as currently it just states TBC, there should be no parking allowed off site, all HGVs should be routed by way of conditions attached to the planning application, the Parish Council would like to have sight of the traffic statistics relating to traffic movements to and from the site and also within the immediate area. Concern that when the vehicles are being washed out what happens to the residual water. Members of the Parish Council had serious concerns at traffic congestion, they were also worried about the effect it would have on the Parish Council Cemetery which is adjacent to the site. The Parish Council would like to speak at a Plans East Committee.			
No	Application Number	Location	Proposal
6	EPF/2164/23 Mohinder Bagry	10 Marconi Bungalows High Road North Weald Bassett	Proposed 2x Pitched Roof Dormers to the Front Elevation with additional 1x roof light Windows at the Front Pitch of the Roof
The Parish Council has NO OBJECTION to this APPLICATION			
7	EPF/2420/23 <i>Kelly Sweeney</i>	Land adjacent to 246 High Road North Weald CM16 6EF	Construction of a new dwelling. Amendments to EPF/1389/21.
The Parish Council OBJECTS to this APPLICATION on the grounds of overdevelopment, height , bulk and mass, out of keeping with the street scene, detrimental to adjacent residents.			
8	EPF/2443/23 <i>Nicola Bickerstaff</i>	New Haven Blackhorse Lane North Weald Bassett	Part demolition, extension and conversion of existing three bedroom dwelling into 2 semi detached 4 bedroom dwellings and erection of 1 x 4 bedroom detached dwelling. Demolition of detached garage

The Parish Council OBJECTS to this APPLICATION, Members do not feel that their original concerns have been addressed and reiterate their original OBJECTION. The Parish Council strongly objects to any changes to this site especially as this is seen as one of the character houses in North Weald Village. This represents Over Development of the Site, There is insufficient Car Parking Space and Spaces, this will lead to kerb side parking, the Parish Council fully supports both EFDC and ECC in their comments in relation to parking and Highway matters. There would be difficulty in egress and ingress to the site, the proposal would represent too many changes to the street scene, detrimental to neighbouring and adjoining residents. Concern at the removal of the hedgerow and the trees on the development. Garden grabbing, and any changes would be a travesty to the character of the area.

9	EPF/2482/23 <i>Robin Hellier</i>	9 Wellington Road North Weald Bassett	"TPO/EPF/25/82 T1: Norway Maple - Crown lift to 3.5m from ground, as specified. Crown thin by up to 15%, as specified. T2: Ash - Crown lift to 3.5m from ground, as specified. Crown thin by up to 15%, as specified. T3: Lime - Crown lift to 3.5m from ground
---	-------------------------------------	--	--

The Parish Council has NO OBJECTION subject to the Tree Officer deeming the work necessary

b) Applications received for information only where comments are not normally accepted (these are copied exactly as they appear on EFDC's Weekly Lists).

No	Application Number	Location	Proposal
1	EPF/2371/23 <i>Marie-Claire Tovey</i>	Popplewells Coachworks, High Road, Thornwood, Epping, CM16 6LP	Certificate of lawful development to confirm commencement of works granted under 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) - Drainage works was completed as a first stage in implementing the planning permission. Therefore planning permission should be deemed to be implemented.
NOTED			

P22.137 DECISIONS BY EPPING FOREST DISTRICT

Members **NOTED** the decisions received from Epping Forest District Council which had previously been circulated.

P22.138 EFDC LICENCES & CONSULTATIONS

Nil

P22.139 ANY OTHER MATTERS RELATING TO PLANNING

The Clerk gave Members updates on outstanding Enforcement Matters, in relation to 3 properties in the High Road North Weald, and 1 at Marconi Bungalows. The Clerk was asked to check to see whether or not any enforcement action could be taken in relation to the storage of Motor Vehicles etc at 1 Marconi Bungalows. The Clerk advised she would contact EFDC to see if they would look at taking any appropriate enforcement action.

Meeting Closed: 8.41pm

Signed Date