

Great Baddow Parish Council

Report of the Parish Council Planning Committee

The Committee met at 7.30pm on Monday 15th July 2019 in Committee Room 1 at the Parish Hall in Great Baddow. Councillor A Sosin chaired the meeting.

Committee Members Present :- Councillor V Chiswell
Councillor C Shaw
Councillor A Sosin
Councillor S Young

Also in Attendance :- The Clerk of the Council
Administrative Officer

Cllr D Ronaldson and Cllr K Ronaldson entered at 7:50 pm during item 261/19

254/19 Apologies

Apologies for absence were received from Cllr D Ronaldson, who had substituted Cllr S Young
Apologies for absence were received from Cllr K Ronaldson, who had substituted Cllr V Chiswell

In the absence of the Chairman and Vice Chairman, Cllr C Shaw proposed that Cllr A Sosin chaired the meeting. This proposal was seconded by Cllr S Young and agreed by the Planning Committee

255/19 Minutes

The minutes of the last meeting held on 1st July 2019 were presented to the meeting by Cllr A Sosin and were signed as a true record. Proposed by Cllr C Shaw and seconded by Cllr A Sosin.

256/19 Declaring any Pecuniary and Non Pecuniary Interests

There were no declarations of Disclosable Pecuniary Interests, Other Pecuniary Interests or Registerable Non Pecuniary Interests.

257/19 Public Question Time

There were no members of the public present.

258/19 Planning Applications

258/19- 1	17/00662/S73	Plot Ref :	Type :-
	Applicant Name :- Flack Mr John		Date Received :- 27/06/2019
	Location :- Bell House		Date Returned :- 17/07/2019
	Bell Street		
	Great Baddow		
	CM2 7JS		

Proposal : Variation of condition 2 for the planning permission reference 17/00662/FUL - (Change of use from Office -B1 - to residential dwelling - C3). Install a single window matching the one at ground floor instead of two narrow vertical windows to be placed between the original timber framing. The window will be fitted externally so that the vertical timber frame is untouched and left in place and visible behind the window.



Observations : The Parish Council has no objection to this planning application

258/19- 2 19/00957/FUL Plot Ref : Type :- FUL
Applicant Name :- Boden Mr & Mrs Date Received :- 28/06/2019
Location :- 2 Friars Close Date Returned :- 17/07/2019
Friars Close
Great Baddow
CM2 7FP

Proposal : Proposed single storey rear extension.

Observations : The Parish Council has no objection to this planning application

258/19- 3 19/01050/FUL Plot Ref : Type :- FUL
Applicant Name :- Bayley Mrs Karen Date Received :- 26/06/2019
Location :- The Sandon School Date Returned :- 17/07/2019
Molrams Lane
Great Baddow
CM2 7AQ

Proposal : Installation of new barrel vaulted powder coated steel canopy.

Observations : The Parish Council has no objection to this planning application

258/19- 4 19/01098/FUL Plot Ref : Type :- FUL
Applicant Name :- Carter Mr Richard Date Received :- 26/06/2019
Location :- 487 Meadgate Avenue Date Returned :- 17/07/2019
Meadgate Avenue
Great Baddow
CM2 7NW

Proposal : Loft conversion with rear facing dormer

Observations : The Parish Council is concerned that there is insufficient off-street parking for a four bedroomed property in an area that is already congested with parked vehicles

258/19- 5 19/01146/FUL Plot Ref : Type :- FUL
Applicant Name :- Fletcher Mr Simon Date Received :- 28/06/2019
Location :- 37 Chelmerton Avenue Date Returned :- 17/07/2019
Chelmerton Avenue
Great Baddow
CM2 9RF

Proposal : Demolition of existing detached garage, construction of a two storey side extension.

Observations : The Parish Council has no objection to this planning application

258/19- 6 19/01172/FUL Plot Ref : Type :- FUL
Applicant Name :- Clow Date Received :- 03/07/2019
Location :- 52 Tabors Avenue Date Returned :- 17/07/2019
Tabors Avenue

Great Baddow
CM2 7EJ

Proposal : Single storey side extension and refurbish existing garage space to form new store/dayroom. Single storey rear glazed extension.
Remodelling of the interior of the house.

Observations : The Parish Council has no objection to this planning application

259/19 Chelmsford City Council Decisions

There were 10 decisions to report to the meeting, as per the attached sheet.

260/19 Chelmsford City Council Agenda

The next meeting is scheduled for 6th August 2019. The agenda is not available yet.

261/19 Matters for Information

Clr V Chiswell had received a letter from a resident concerned about a build up of traffic in Chelmerton Avenue due to parked cars in the area. Cllr A Sosin said he would refer this to the relevant authorities at Chelmsford City Council.

There being no further business, the meeting was closed at 7:55 pm

Signed 

Date 

NOTIFICATIONS OF PLANNING DECISIONS FROM Chelmsford City Council

Minute Ref

Mon 15 July 2019

District Ref

' C ' Contrary to District 'CD' Contrary Delegated
' D ' Delegated
' E ' Endorsed by District 'ED' Endorsed Delegated

Page No : 1

GRANTED PLANNING PERMISSIONS

- ED 19/00160/FUL** Approved with Conditions Site at The Bell Centre
- CD 19/00601/FUL** Approved 42 Loftin Way
District COMMENT The Council has given consideration to the application and plans as specified above, and hereby gives notice of its decision to GRANT PLANNING PERMISSION subject to the following: -
Local COMMENT The Parish Council objects to this planning application as the proposed development appears to prevent access to the neighbour's garage and the height of the single storey extension would significantly impact the amount of light enjoyed by the neighbours
- Condition 1
The development hereby permitted shall begin no later than 3 years from the date of this decision.
Reason:
In order to comply with Section 91(1) of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.
- Condition 2
The development hereby permitted shall be carried out in accordance with the approved plans and conditions listed on this decision notice.
Reason:
In order to achieve satisfactory development of the site
- Condition 3
The materials to be used in the construction of the external surfaces of the development hereby permitted shall match those used in the existing building. Where the new materials differ from those of the existing building, details of the materials to be used shall be submitted to and approved in writing by the local planning authority and the development shall be carried out in accordance with those details.
Reason:
To ensure that the development is visually acceptable in accordance with Policies DC45 and DC47 of the adopted Core Strategy and Development Control Policies Development Plan Document.
- CD 19/00625/FUL** Approved with Conditions 22 Mascalls Way
District COMMENT Condition 1
Local COMMENT The Parish Council objects to this planning application as it is considered of poor design, an overdevelopment of the site and out of keeping with the host house and neighbouring properties. There is also insufficient off-street parking available for the proposed development.
- The development hereby permitted shall begin no later than 3 years from the date of this decision.
Reason:
In order to comply with Section 91(1) of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.
- Condition 2
The development hereby permitted shall be carried out in accordance with the approved plans and conditions listed on this decision notice.
Reason:
In order to achieve satisfactory development of the site
- Condition 3
The two second floor windows in the east (side) elevation and shown on approved Drawing No. PL02 Rev D; shall be
a) obscured (minimum Level 3 obscurity level) and
b) of a design not capable of being opened below a height of 1.7m above finished floor level and shall remain so obscured and non-openable.
Reason:
To safeguard the privacy of the occupiers of the adjacent

NOTIFICATIONS OF PLANNING DECISIONS FROM Chelmsford City Council

Minute Ref

Mon 15 July 2019

District Ref

' C ' Contrary to District 'CD' Contrary Delegated
' D ' Delegated
' E ' Endorsed by District 'ED' Endorsed Delegated

Page No : 2

GRANTED PLANNING PERMISSIONS

property or properties in accordance with Policy DC4 of the adopted Core Strategy and Development Control Policies Development Plan Document.

ED 19/00688/ADV	Approved with Conditions	Bus Shelter At The Vineyards
ED 19/00749/FUL	Approved	181 Beehive Lane
19/00823/FUL	Approved	23 Langdale Gardens
ED 19/00869/FUL	Approved	5 Dorset Avenue
ED 19/00898/FUL	Approved	44 Wood Dale
CD 19/00903/FUL	Approved	4 Pearl Square
District COMMENT The Council has given consideration to the application and plans as specified above, and hereby gives notice of its decision to GRANT PLANNING PERMISSION subject to the following: - Condition 1 The development hereby permitted shall begin no later than 3 years from the date of this decision. Reason: In order to comply with Section 91(1) of the Town and Country Planning Act 1990 as amended by Section 51 of the Planning and Compulsory Purchase Act 2004. Condition 2 The development hereby permitted shall be carried out in accordance with the approved plans and conditions listed on this decision notice. Reason: In order to achieve satisfactory development of the site		Local COMMENT The Parish Council objects to this planning application due to the plans being an overdevelopment of the site. The Parish Council is also concerned about the potential impact on parking in the area.
ED 19/00927/FUL	Approved	80 Bramwoods Road
ED 19/00950/FUL	Approved	61 Spalding Way

