

MINUTES OF A MEETING OF THE PLANNING COMMITTEE MEETING HELD ON TUESDAY 22 MARCH 2016 AT 7.30 PM AT THE VILLAGE HALL

Present: Vice/Chairman, Cllr F A Delderfield.
Cllrs. C L Atkinson, A J Gable, J C Gregan, Mrs A V Heaviside and B S Marshall.

Apologies for absence were received from Cllrs Mrs C Adams and J V Keyes.

01.16 DISCLOSURES OF INTERESTS

Cllr J C Gregan declared an interest in FUL/MAL/16/00226 below and left the meeting whilst it was discussed.

02.16 QUESTIONS FROM THE PUBLIC

Two members of the public were present. There were no questions.

03.16 MINUTES OF THE PREVIOUS MEETING

The minutes of the Meeting of the Committee held on 25 August 2015 were confirmed and signed.

04.16 PLANNING APPLICATIONS

Comments on the following applications lodged with the Maldon District Council to week ending 18 March 2016 were:

<p>LBC/MAL/16/00071 To replace three north facing steel windows with flush wooden double glazed windows similar to those already existing The Barn Cottage 54 Prince of Wales Road – The Council supports the proposal which it notes will bring all windows into line with previous similar replacements.</p>

<p>FUL/MAL/16/00184 Variation of condition 14 on approved planning permission FUL/MAL/15/00526 (Variation of condition 2 approved planning permission FUL/MAL/14/01128 (Proposed detached dwelling house. - Variation: Minor change to position, height and fenestration) Variation: Works to be carried out in accordance with the amended Arboricultural Report and Method Statement prepared by Writtle Forest. Willowcroft Kelvedon Road – The Council supports the Maldon District Council Tree Officer's recommendation.</p>

<p>FUL/MAL/16/00226 Vary condition 2 of approved application FUL/MAL/14/00887 (Revised drawings to include increased ceiling height at ground floor level. Introduction of two rearward facing Juliet balconies. Change of external finishes from render to facing brickwork. Relocate the footprint of the dwelling further back on the site). Vary drawings Land Between Pennyloaf House And Lawns Farm Plains Road – The Council has no objections to the proposed variations</p>

<p>FUL/MAL/16/00239 Pair of semi-detached 2 bed dwellings Land Adjacent 3 Poplar Grove Chase - The Council notes that a nearby development was allowed on appeal but nevertheless this site is clearly outside of the Great Totham settlement boundaries and in an area not intended for development under the Maldon District Replacement Plan as well as contrary to the policies of the submitted Maldon District Local Development Plan.</p>

The layout and overall size presents a cramped appearance in an otherwise open area and would lead to a restricted and unacceptable amenity space for any future occupants

The development would also lead to an unsustainable and unacceptable increase in traffic movements in the area.

The Council recommends refusal.

Heybridge Parish - FUL/MAL/16/00150) Relocation and provision of new Heybridge Swifts Football Club facilities including an all-weather pitch, practice pitch and youth team pitch. New access road, car parking, sound attenuation bund, landscaping & ancillary and associated development. Land East of Drapers Farm Goldhanger Road Heybridge – The Council is aware of sensitivities around the environmental impact of this proposal, for short periods of time, particularly the nearby conservation areas created from old gravel workings, partly in this Parish; It is also aware that football facilities are of real benefit and contribute greatly to the social and health well-being of the community in the area, and knows that present facilities are over-subscribed in a soon to be expanded population.

On balance, the Council believes that the latter should have priority in this case and supports the application.

[The applicants Planning Statement explains that this application is linked to another application at a location elsewhere and that neither application can proceed unless both applications are approved. The Parish Council has viewed this as non-material.]

Heybridge Parish - FUL/MAL/16/00154 Development of the existing Heybridge Swifts Football ground for 104 dwellings, public open space, landscaping, highways & ancillary and associated development. Raising of the ground level across the site by up to a maximum of 0.8m. Land Adjacent Heybridge Swifts Football Club Scraley Road Heybridge – The Council notes the application and has no comments to make.

[The applicants Planning Statement explains that this application is linked to and inter-dependant with another application at a location elsewhere. The Parish Council has viewed this as non-material.]

For Information Only - PDE/MAL/16/00245 Conversion of existing garage into living accommodation and proposed rear extension beneath new tiled pitched roof which would extend beyond the rear wall of the original house 6.95m, height to the eaves would be 2.25m and the maximum height would be 4m. Ashcroft Kelvedon Road – Noted.

The meeting closed at 7.55 pm