

Rayleigh Town Council

MINUTES OF THE PLANNING COMMITTEE MEETING HELD

on

3rd May 2022 at 7.30pm at Rayleigh Town Council, The Pavilion .

Committee Members Present :- Cllr C Callis
Cllr E Callis
Cllr D Mercer (ex officio) (Chairman)
Cllr C Pavelin
Cllr J Waight

Also in Attendance :- Miss K Gaiger - Deputy Town Clerk
Mr J Broome - Administration Assistant

PH34/22 APOLOGIES FOR ABSENCE

Members received apologies from Cllrs S Belton, R Lambourne, J Lumley, R Milne and R Dowell. Cllrs J Jacobs and B Smart were absent. The Council accepts the above.

PH35/22 DECLARATIONS OF INTEREST

Cllr C Pavelin declared a non-pecuniary interest as a member of Rochford District Council and made the following statement.

Although being a party to decisions made by this Committee, I reserve the right, when presented with further information at the District Council Development Committee to come to a different decision.

Cllrs C Callis and E Callis declared a non-pecuniary interest in application no 22/00175/FUL as the location is adjacent to their property.

PH36/22 PUBLIC FORUM

There were none present.

PH37/22 SUBSTITUTES

There were none present.

PH38/22 NON COMMITTEE MEMBERS ATTENDING

None present.

PH39/22 MINUTES OF THE MEETING HELD ON 4th April 2022

RESOLVED that the minutes of the Planning Committee meeting held on 4th April 2022 be duly signed as a correct record.

PH40/22 PLANNING APPLICATIONS

Planning applications received by the Town Council. Members noted that if an application is objected to by the Town Council and called in by a Rochford District Councillor to the Development Committee meeting, the Committee Chairman and Vice Chairman would be notified and would prepare a speech if it is necessary to comment at the meeting.

RECOMMENDED that the above information be noted.

PH40/22- 1 22/00175/FUL Plot Ref :- Type :- FUL
Applicant Name :- Aura Power Solar Uk Ltd Date Received :- 04/04/2022
Location :- Land west of Date Returned :- 04/05/2022
Great wheatley farm Road
Great Wheatley farm Road
Proposal : Proposed Development of a solar farm, access, ancillary infrastructure and cable route
Observations : Based on the information provided to this Planning Committee the Town Council has no object to this application.

PH40/22- 2 22/00223/FUL Plot Ref :- Type :- FUL
Applicant Name :- Silver City Estates Ltd Date Received :- 30/03/2022
Location :- 108 Date Returned :- 04/05/2022
Down Hall Road
Down Hall Road
SS6 9LT
Proposal : Demolish existing chalet and garage, constructing 3 no. Dwellings with associated landscaping and vehicle crossovers
Observations : Based on the information provided to this Planning Committee the Town Council objects to this application due to overdevelopment of site, insufficient parking for residents and visitors and major concerns for health and safety for emergency access from the two properties with rooms in the roof.

PH40/22- 3 22/00264/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Chris Spry Date Received :- 10/03/2022
Location :- Land Adjacent Rutland Date Returned :- 04/05/2022
The Drive
The Drive
Proposal : Proposed new build chalet bungalow with new vehicular access
Observations : Based on the information provided to this Planning Committee the Town Council objects to this application due to it being located on greenbelt land.

PH40/22- 4 22/00270/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr A Goddard Date Received :- 29/03/2022
Location :- 2 Date Returned :- 04/05/2022
Goldsmith Drive
Goldsmith Drive
SS6 9QX
Proposal : Convert existing garage to 2 bedroom dwelling
Observations : Based on the information provided to this Planning Committee the Town Council objects to this application due to it being located on greenbelt land.

PH40/22- 5 22/00286/OUT Plot Ref :- Type :- OUT
Applicant Name :- Mr M Dunn Date Received :- 29/03/2022
Location :- Land adjacent Date Returned :- 03/05/2022
The Ramblers Eastwood Rise
The Ramblers Eastwood Rise
Proposal : Outline Planning application for the demolition of the existing buildings and the erection of two detached dwellings along with associated works with all matters reserved apart from access.
Observations : Based on the information provided to this Planning Committee the Town Council objects to this application due to it being located on greenbelt land and there are no special circumstance for this proposal

PH40/22- 6 22/00311/ADV Plot Ref :- Type :- ADV
Applicant Name :- C&J Clark International Limit Date Received :- 04/04/2022
Location :- 45 Date Returned :- 04/05/2022
High Street
High Street
SS6 7EW
Proposal : 1 no. internally luminated fascia sign
Observations : Based on the information provided to this Planning Committee the Town Council has no objection although the property is located in the Conservation Area and internally illuminated signage should not be permitted.

PH41/22 AMENDED PLANNING APPLICATIONS

None received.

PH42/22 APPEALS

None received

PH43/22 ESSEX COUNTY COUNCIL

Members noted that Essex County Councillor Lee Scott, Portfolio holder for Highways Maintenance and Sustainable Transport is willing to attend a meeting with the Town Council. The date and format for this meeting will be discussed at Full Council.

RESOLVED the above information be noted.

The Meeting closed at : 8.14pm

Signed : _____ Chairman Date: _____

On behalf of :- Rayleigh Town Council