

Rayleigh Town Council

MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 18th December 2017 at 7.30pm. The Pavilion, King George V Playing Field, Rayleigh

Committee Members Present :- Cllr R Dowell
Cllr E Dray
Cllr J Lawmon (ex officio)
Cllr Mrs D Mercer (Chairman)
Cllr R Oatham
Cllr R Shorter

Also in Attendance :- Committee Clerk - Mrs P Allard

130 DECLARATIONS OF INTEREST

Cllr R Oatham declared a non-pecuniary interest as 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.

All members of the Planning Committee declared an interest in application number 17/01144/FUL by virtue of being a member of the Town Council.

131 PUBLIC FORUM

There were no members of public present.

132 APOLOGIES FOR ABSENCE

Apologies were received from Cllrs T Wallis , Mrs C Pavelin and C Stanley. Cllr J Burton was absent.

133 SUBSTITUTES

There were no substitutes

134 NON COMMITTEE MEMBERS ATTENDING

There were no non committee members present.

135 MINUTES OF THE MEETING HELD ON 27th November 2017

RESOLVED that the minutes of the Planning Committee meeting held on 27th November 2017 be duly signed as a correct record.

136 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 Control meeting, the Committee Chairman and Vice Chairman would be notified and would prepare a speech if it is necessary to comment at the meeting.

136- 1 17/01074/FUL Plot Ref :- Type :- FUL
Applicant Name :- Ms Jane Bridges Date Received :- 22/11/2017
Location :- 29 Louis Drive East Date Returned :- 19/12/2017
Louis Drive East
Rayleigh
SS6 9DU
Proposal : Demolish Existing Extension (Conservatory) and Construct Single Storey Rear Extension
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 2 17/01081/FUL Plot Ref :- Type :- FUL
Applicant Name :- H Goodey Date Received :- 23/11/2017
Location :- 137 Hockley Road Date Returned :- 19/12/2017
Hockley Road
Rayleigh
SS6 8BQ
Proposal : Side dormer extension, place roof lights to existing ground floor rear roof, convert rear of garage into study
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 3 17/01100/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Stephen Roberts Date Received :- 24/11/2017
Location :- 1 Talbot Avenue Date Returned :- 19/12/2017
Talbot Avenue
Rayleigh
SS6 9HP
Proposal : Single Storey Flat Roof Rear Extension with Roof Lights and Create Room in Roof with Pitched Roof Dormer to Front
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 4 17/01106/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr And Mrs Clayton Date Received :- 22/11/2017
Location :- 33 Lower Lambricks Date Returned :- 19/12/2017
Lower Lambricks
Rayleigh
SS6 8DA
Proposal : Two Storey Side Extension
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 5 17/01111/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr G Gaba Date Received :-
Location :- Bryden Date Returned :-
9 Sir Walter Raleigh Drive
Sir Walter Raleigh Drive
SS6 9JB
Proposal : Extend existing decking (retrospective application)
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 6 17/01115/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr & Mrs Lewis Tassell Date Received :-
Location :- 15 Bracken Dell Date Returned :-
Bracken Dell
Rayleigh
SS6 8LP
Proposal : Remove Existing Conservatory and Construct Single Storey Rear Extension with Roof Lights, Extend Existing Adjoining Garage/Store to Rear and Part Conversion to Habitable Space
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 7 17/01119/FUL Plot Ref :- Type :- FUL
Applicant Name :- Ms Christine Murphy Date Received :- 29/11/2017
Location :- 99 Cotswold Ave Date Returned :- 19/12/2017
Rayleigh
Essex
SS6 8AN
Proposal : Proposed rooms-in-roof with new front and rear dormer
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 8 17/01131/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mrs Angela Allison Date Received :- 04/12/2017
Location :- 2 Leasway Date Returned :- 19/12/2017
Leasway
Rayleigh
SS6 7DW
Proposal : First Floor Side Extension with Open Carport Beneath
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 9 17/01135/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Matthew Clark Date Received :- 04/12/2017
Location :- 24 Eastview Drive Date Returned :- 19/12/2017
Eastview Drive
Rayleigh
SS6 9NY
Proposal : Two Storey Side Extension, Single Storey Rear Extension with Roof Lights and Front Porch Extension
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 10 17/01144/FUL Plot Ref :- Type :- FUL
Applicant Name :- Rayleigh Town Council Date Received :- 06/12/2017
Location :- Land Fronting 61 to 85 Date Returned :- 19/12/2017
High Street
Rayleigh
Proposal : Application to vary condition no 2 attached to planning consent 13/00077/FUL to: The Taxi Rank may be used for the operation of markets on Wednesdays, Weekends and Bank Holidays.
Observations : All the committee declared an interest in this application as they are members of the Town Council, however they requested that the District Council be contacted to amend the wording on the Parish Town Planning Consultation letter to replicate the wording submitted by the Town Council on the District's Variation document.
(Following the Planning meeting of 18th December 2017, the District Council have sent a revised letter with the exact wording as originally submitted in the variation document).

136- 11 17/01147/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mrs MacLeod Date Received :- 11/12/2017
Location :- 37 Lancaster Road Date Returned :- 18/12/2017
Lancaster Road
Rayleigh
SS6 8UP
Proposal : Part Single/Part Two Storey Rear Extension
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

136- 12 17/01150/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr & Mrs Philpott Date Received :- 07/12/2017
Location :- 6 Broad Oak Way Date Returned :- 19/12/2017
Broad Oak Way
Rayleigh
SS6 8JU
Proposal : Single Storey Side Extension
Observations : Based on the information provided to this Planning Committee the Town Council

has no objection to this application.

136- 13	17/01151/FUL	Plot Ref :-	Type :-	FUL
	Applicant Name :-	Mr & Mrs Freeman	Date Received :-	07/12/2017
	Location :-	71 London Hill London Hill Rayleigh SS6 7HW	Date Returned :-	19/12/2017

Proposal : Proposed First Floor Side/Rear Extension

Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

137 AMENDED PLANNING APPLICATIONS

There were no amended planning applications.

138 APPEALS

There were no appeals.

139 RDC DECISIONS

Members received the List of Decisions and noted their contents.

RECOMMENDED that the above information be noted.

140 RDC -Issues & Options Doc -Public Consultation

Members received information from the District Council on the first stage of a public consultation on the new Local Plan- The issues and options document, and noted the consultation would take place from Wednesday 13th December for a period of 12 weeks. Members agreed to look at the consultation and submit their comments as a Town Council before the expiry period.

RECOMMENDED that points of interest from members of the committee are accumulated and sent as one document to the District Council before the expiry date.

141 ADVERTISING SIGNS/HOARDINGS

Further to minute no. 93 of the Full Council meeting held on 13th November 2017, members received a progress report from RDC about A boards on pavements. Essex Highway Authority has jurisdiction over these and they have agreed to delegate this to the District Council but not to the Town Council. Consequently, the District Council will decide who are transgressors and will issue a single warrant for each individual board. This warrant will give Town Council officers authority to remove the board; only Town Council officers can be warranted to do this, not Council members.

RECOMMENDED that the above information be noted.

142 RDC Planning- 17/00151/LB A, 84 High Street

Members received correspondence from the District Council regarding planning application 17/00151/LB_A and the proposal for external works to 84 High Street and noted its contents.

RECOMMENDED that the above information be noted.

143 Harlequin - Proposed Base Station - Stevens Farm, SS6 8NW

Members received a proposal from the Harlequin Group of a Base Station installation at CTIL 146175 - Stevens Farm, Bull Lane, SS6 8NW and noted its contents.

RECOMMENDED that the above information be noted.

144 Pannell Developments Ltd-Timber Grove

Members noted that planning application 16/00899/FUL which was due to be reported to the Development Committee on 14th December 2017, has been withdrawn from the meeting and will be presented and discussed at a later date.

RECOMMENDED that the above information be noted.

The Meeting closed at : 7.59pm

Signed : _____ Chairman Date: _____

On behalf of :- Rayleigh Town Council