

Rayleigh Town Council

MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 6th November 2017 at 7.30pm. The Pavilion, King George V Playing Field, Rayleigh

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

Also in Attendance :- Committee Clerk - Mrs P Allard

106 DECLARATIONS OF INTEREST

Cllrs C Stanley, R Oatham and J Burton 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.

Cllrs Mrs D Mercer and Mrs C Pavelin declared a non pecuniary interest in application 17/00975/FUL and 17/00976/ADV.

Cllr Mrs D Mercer declared a non-pecuniary interest in application 17/00959/FUL.

107 PUBLIC FORUM

There were no members of public present.

108 APOLOGIES FOR ABSENCE

Apologies were received from Cllrs T Wallis and R Dowell

109 SUBSTITUTES

There were no substitutes

110 NON COMMITTEE MEMBERS ATTENDING

There were no non committee members.

111 MINUTES OF THE MEETING HELD ON 16th October 2017

RESOLVED that the minutes of the Planning Committee meeting held on 16th October 2017 be duly signed as a correct record.

112 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.

112- 1 17/00892/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr P Goath Date Received :- 17/10/2017
Location :- 2 Polstead Close Date Returned :- 06/11/2017
Polstead Close
Rayleigh
SS6 9TW
Proposal : Proposed rear two storey extension
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 2 17/00923/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Alister Thompson Date Received :- 25/10/2017
Location :- 4 Kingswood Crescent Date Returned :- 06/11/2017
Kingswood Crescent
Rayleigh
SS6 7BH
Proposal : First Floor Pitched Roof Rear Extension
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 3 17/00940/FUL Plot Ref :- Type :- FUL
Applicant Name :- Pete Livermore Date Received :- 17/10/2017
Location :- Wildwood Farm Arterial Road Date Returned :- 06/11/2017
Arterial Road
Rayleigh
SS6 7FS
Proposal : Proposed construction of 3 no bed dwelling to replace existing mobile home for occupation by an agricultural worker
Observations : The Town Council objects to this application as it is on Greenbelt land.

112- 4 17/00955/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Anthony Smith Date Received :- 23/10/2017
Location :- 79 Nelson Road Date Returned :- 06/11/2017
Nelson Road
Rayleigh
SS6 8HQ
Proposal : Single Storey Flat Roofed Rear Extension with Roof Lantern
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 5 17/00958/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr and Mrs Knight Date Received :- 17/10/2017
Location :- 34 Claremont Crescent Date Returned :- 06/11/2017
Claremont Crescent
Rayleigh
SS6 9GZ
Proposal : Single Storey Rear Extension (Conservatory)
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 6 17/00959/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Ryan Lambert Date Received :- 17/10/2017
Location :- 126 Bull Lane Date Returned :- 06/11/2017
Bull Lane
Rayleigh
SS6 8NH
Proposal : Single Storey Front Extension and Convert Garage to Habitable Room
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 7 17/00964/FUL Plot Ref :- Type :- FUL
Applicant Name :- Site of Bullwood Hall Date Received :- 19/10/2017
Location :- Bullwood Hall Lane Date Returned :- 06/11/2017
Hockley
Essex
Proposal : Redevelopment of former prison complex to provide 72 dwellings comprising 14 no five bedroomed, 13 no four bedroomed, 18 no three bedroomed, 9 no two bedroomed houses, and 9 no two bedroomed and 9 no one bedroomed apartments.
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 8 17/00965/FUL Plot Ref :- Type :- FUL
Applicant Name :- Ms. Ellie Rowley Date Received :- 13/10/2017
Location :- 124 Bull Lane Date Returned :-
Rayleigh
Essex
SS6 8NH
Proposal : Single Storey Front extension
Observations :

112- 9 17/00967/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr & Mrs Chris Rackham Date Received :- 20/10/2017
Location :- 34 Avondale Road Date Returned :- 06/11/2017
Avondale Road
Rayleigh
SS6 8NL
Proposal : Proposed alterations to existing first floor and increase roof height. Extend kitchen and add new garden room. Form porch to side of property
Observations : The Town Council objects to this application because it is an undesirable form of backland development.

112- 10 17/00975/FUL Plot Ref :- Type :- FUL
Applicant Name :- Bank Of Ireland Date Received :- 17/10/2017
Location :- 111 London Road Date Returned :- 06/11/2017
London Road
Rayleigh
SS6 9AX
Proposal : Installation of Bank Of Ireland ATM with Reflective Advertising Collar surround. ATM to be installed on RHS of shop front through existing glazing panel in an ATC.
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 11 17/00976/ADV Plot Ref :- Type :- ADV
Applicant Name :- Bank Of Ireland Date Received :- 17/10/2017
Location :- 111 London Road Date Returned :- 06/11/2017
London Road
Rayleigh
SS6 9AX
Proposal : Application for advertisement consent to display non-illuminated advertising collar to ATM
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 12 17/00986/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Mark Mitchell Date Received :- 17/10/2017
Location :- 61 Castle Road Date Returned :- 06/11/2017
Castle Road
Rayleigh
SS6 7QD
Proposal : Flat Roof Rear Dormer and Single Storey Rear Extension
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 13 17/01003/FUL Plot Ref :- Type :- FUL
Applicant Name :- Miss Randall Date Received :- 25/10/2017
Location :- 159 Daws Heath Road Date Returned :- 06/11/2017
Daws Heath Road
Rayleigh
SS6 7NN
Proposal : Convert Garage to Habitable Accomodation and Raise Flat Roof to Rear of
Garage
Observations : Based on the information provided to this Planning Committee the Town Council
has no objection to this application.

112- 14 17/01004/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr L Day Date Received :- 27/10/2017
Location :- 26 London Road Date Returned :- 06/11/2017
London Road
Rayleigh
SS6 9JE
Proposal : Vehicular Crossing over Existing Grass Verge and Driveway to Create 2no.
Parking Spaces
Observations : The Town Council objects to this application as site access proposals are not in
accordance with acceptable standards and would lead to potential safety
hazards and is detrimental to road safety. It also damages the green open
spaces and could be detrimental to the tree roots.

112- 15 17/01008/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Buhagiar Date Received :- 25/10/2017
Location :- 29 Heron Gardens Date Returned :- 06/11/2017
Heron Gardens
Rayleigh
SS6 9TU
Proposal : Remove Existing Conservatory and Construct Single Storey Rear Extension
with Roof Lantern
Observations : Based on the information provided to this Planning Committee the Town Council
has no objection to this application.

112- 16 17/01010/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr & Mrs Wilson Date Received :- 25/10/2017
Location :- 8 Broad Oak Way Date Returned :- 06/11/2017
Broad Oak Way
Rayleigh
SS6 8JU
Proposal : Single Storey Side and Rear Extension to Create an Annexe
Observations : Based on the information provided to this Planning Committee the Town Council
has no objection to this application.

112- 17 17/01012/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Ian Springall Date Received :- 25/10/2017
Location :- 15 Ronald Drive Date Returned :- 06/11/2017
Ronald Drive
Rayleigh
SS6 9EB
Proposal : Single Storey Rear Extension (Conservatory)
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 18 17/01014/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mrs Nyssa Forde Date Received :- 25/10/2017
Location :- 92 Langham Drive Date Returned :- 06/11/2017
Langham Drive
Rayleigh
SS6 9TA
Proposal : Proposed single storey rear extension with a hipped roof over.
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 19 17/01021/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Mac Macovey Date Received :- 23/10/2017
Location :- 40 London Road Date Returned :- 06/11/2017
London Road
Rayleigh
SS6 9JE
Proposal : Single Storey Rear and Side Extension With Roof Lantern to Rear Element and Alter/Extend Rear Dormer
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

112- 20 17/01024/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mrs J Joslin Date Received :- 06/11/2017
Location :- 15 Leslie Road Date Returned :- 06/11/2017
Rayleigh
Essex
SS6 8PA
Proposal : Insert window to side at first floor
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

113 AMENDED PLANNING APPLICATIONS

There were no amended plans.

114 APPEALS

There were no appeals

115 RDC DECISIONS

There were no District decisions.

116 ADVERTISING SIGNS/HOARDINGS

Members received three planning enforcements and noted their contents and lack of response for 3 Eastwood Road and 131 High Street.

RECOMMENDED that the above information be noted.

117 ROCHFORD DISTRICT COUNCIL-17/00110/APPT B

Further to min no. 104 from the Planning Committee meeting held on 16th October 2017, members received a reply from the District Enforcement team on the Town Council's request regarding the bricks, on application 17/00110/APPT_B, 4 High Street and noted the content. Members were unhappy with this response and stated that they were concerned that Rochford District Council may have set a precedent, subject to what brick has been approved, within the Conservation Area.

RECOMMENDED that the above information be noted.

118 ROCHFORD DISTRICT - Planning Training

Members noted that further to min.no. 103 of the Planning Committee meeting held on 16th October 2017, the copy of the presentation had been received by the Town Council and forwarded to members.

The Meeting closed at : 20.32pm

Signed : _____ Chairman Date: _____

On behalf of :- Rayleigh Town Council