

Rayleigh Town Council

MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 24th September 2018 at 7.30pm. The Pavilion, King George V Playing Field, Rayleigh

Committee Members Present :- Cllr J Burton
Cllr R Dowell
Cllr Mrs J Lumley (ex officio)
Cllr Mrs D Mercer (Chairman)
Cllr Mrs C Pavelin
Cllr D Sperring
Cllr C Stanley

Also in Attendance :- Mrs K Cumberland - Town Clerk
Mrs P Allard - Committee Clerk

076 DECLARATIONS OF INTEREST

Cllrs J Burton, Mrs C Pavelin, C Stanley, D Sperring and Mrs J Lumley declared a non-pecuniary interest as members 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.

Cllr Mrs J Lumley declared a non-pecuniary interest as a member of Essex County Council.

077 PUBLIC FORUM

There were no members of public present.

078 APOLOGIES FOR ABSENCE

Apologies were received from Cllrs R Oatham, E Dray, Mrs C Callis and J Lawmon.

079 SUBSTITUTES

There were no substitutes.

080 NON COMMITTEE MEMBERS ATTENDING

Cllr D Sperring attended as a non committee member.

081 MINUTES OF THE MEETING HELD ON 3rd September 2018

RESOLVED that the minutes of the Planning Committee meeting held on 3rd September 2018 be duly signed as a correct record.

082 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.

082- 1 18/00754/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr & Mrs Harding Date Received :- 10/09/2018
Location :- 6 Bullwood Hall Lane Date Returned :- 24/09/2018
Hockley
Essex
SS5 4TD
Proposal : Two Storey side extension
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

082- 2 18/00792/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr John Livermore Date Received :- 10/09/2018
Location :- High Gables Date Returned :- 24/09/2018
Rayleigh Downs Road
Rayleigh
Proposal : Demolish existing dwelling and construct replacement four bedroomed chalet
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

082- 3 18/00807/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Wong Date Received :- 13/09/2018
Location :- 34 Nelson Road Date Returned :- 24/09/2018
Rayleigh
Essex
SS6 8HB
Proposal : Proposed loft conversion with front and rear flat roofed dormers, single storey side extension and demolish existing garage.
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

083 AMENDED PLANNING APPLICATIONS

There were no amended planning applications.

084 APPEALS

Appeals received by the Town Council.

084- 1 17/00431/OUT Plot Ref :- Type :- OUT
Applicant Name :- Kent Property Investments Date Received :- 11/09/2018
Location :- Fairways Garden Centre Date Returned :- 13/06/2017
Hullbridge Road
Rayleigh
SS6 9QS
Proposal : Outline Plan To Demolish Commercial and Retail Units and Construct 4no. Two Bedroom, 8no. Three Bedroom Dwellings and 4no. Four Bedroom Dwellings (16 Dwellings In Total) With Access onto Hullbridge Road

Observations : Members noted that an appeal has been made to the Secretary of State and will be decided by the written representations procedure and a site visit by an Inspector.

085 RDC DECISIONS

Members received a List of Decisions from Rochford District Council and noted its contents.

RECOMMENDED that the above information be noted.

086 ROCHFORD DISTRICT COUNCIL - ALLOCATED TRAVELLER SITES

Members noted that further to min.no. 63 of the Planning Committee meeting held on 13th August 2018, a letter was sent to Rochford District Council regarding the current allocation of travellers sites in the District . Members received a reply from Rochford District Council with comments from the Town Clerk noted on the letter. Cllr Mrs J Lumley stated that she thought the letter showed negativity towards the District Council and its policies and informed members of certain points she wished to be referred to at Full Council, including reviewing Terms of Reference of Planning Committee and membership. The Town Clerk and other members commented further and it was agreed to refer the matter to the next Full Council meeting. Cllr R Dowell stated that he wanted it noted that he endorsed the Town Clerk's comments.

RECOMMENDED that i) Cllr Mrs June Lumley's points raised be referred to next Full Council meeting and ii) the rest of the information be noted.

087 RDC - 11th September Development Committee meeting

Members noted that further to min no. 62 (ii) and min.no.75 with reference to Planning application 17/01240/FUL, Cllr Mrs D Mercer attended Rochford District Council's Development committee meeting held on 11th September 2018 and represented an objection from the Town Council. Members were informed that the District Council refused the application to use the land opposite 2 Goldsmith Drive as a travellers site.

RECOMMENDED the above information be noted.

088 EALC - Planning Briefing

Further to min. no. 60 of the Planning Committee meeting held on 13th August 2018, members noted that Cllrs Mrs D Mercer and R Dowell attended a Planning Briefing course at the EALC offices on Saturday 15th September 2018. Members were informed that the course was an excellent recap training programme, however it was felt that more time should be allocated than just half a day. Members received a copy of the course.

RECOMMENDED the above information be noted.

089 17/00488/FUL - Histonwood Ltd

Members noted that planning application 17/00488/FUL - Histonwood Ltd - demolish existing buildings and construct development of 41 no two bedroomed flats with associated parking and amenity space was reported to the Development Committee on 20th September 2018 in the Council Chamber at the Civic Suite, Hockley Road starting at 7.30pm. Members were informed that the District Council had refused the application.

Members noted that the Town Council committee did not object to this application when provided to the planning committee in August 2017 but were informed that there were concerns on affordable housing . A member stated that she could not believe that the committee had no objection to this application, when there were several issues against.

RECOMMENDED that the above information be noted.

The Meeting closed at : 8.24pm

Signed : _____ Chairman Date: _____

On behalf of :- Rayleigh Town Council