

Rayleigh Town Council

MINUTES OF THE PLANNING & HIGHWAYS COMMITTEE MEETING HELD

on

25th November 2019 at 7.30pm.

The Pavilion, King George V Playing Field, Rayleigh

Committee Members Present :- Cllr Mrs C Callis
Cllr R Dowell
Cllr E Dray
Cllr J Lawmon
Cllr Mrs J Lumley (ex officio)
Cllr Mrs D Mercer (Chairman)
Cllr R Milne (ex officio)
Cllr Mrs C Pavelin

Also in Attendance :- Committee Clerk - Mrs P Allard

110 DECLARATIONS OF INTEREST

Cllrs Mrs C Pavelin, R Milne 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

Cllrs J Lawmon and E Dray declared a non-pecuniary interest in planning application 19/00919/FUL

111 PUBLIC FORUM

There were no members of public present.

112 APOLOGIES FOR ABSENCE

There were no apologies. Cllr R Oatham was absent.

113 SUBSTITUTES

There were no substitutes.

114 NON COMMITTEE MEMBERS ATTENDING

There were no non committee members.

115 MINUTES OF THE MEETING HELD ON 4th November 2019

RESOLVED that the minutes of the Planning Committee meeting held on 4th November 2019 be duly signed as a correct record.

116 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.

116- 1 19/00685/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mrs Murden Date Received :- 18/11/2019
Location :- 23 Great Wheatley Road Date Returned :- 25/11/2019
Rayleigh
Essex
SS6 7AW
Proposal : Retain use of existing indoor swimming pool to teach children with disabilities to swim with the addition of hydrotherapy and rehabilitation and erect a detached outbuilding (retrospective)
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application, however it has concerns on the parking and possible noise issues.

116- 2 19/00882/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr & Mrs English Date Received :- 14/11/2019
Location :- High Gables Rayleigh Downs Rd Date Returned :- 25/11/2019
Rayleigh Downs Rd
Rayleigh
Proposal : Demolish existing dwelling and replace with new-build, 2-bedroom bungalow with wheelchair access throughout.
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application.

116- 3 19/00919/FUL Plot Ref :- Type :- FUL
Applicant Name :- Mr Steven Kearney Date Received :- 08/11/2019
Location :- 42-46 Eastwood Road Date Returned :- 25/11/2019
Eastwood Road
Rayleigh
SS6 7JQ
Proposal : Proposed first floor extension and change of use of building from A1 (Retail) to 4 No. apartments.
Observations : The Town Council objects to this application on the parking layout being detrimental to access to and from neighbouring properties.

116- 4 19/00928/FUL Plot Ref :- Type :- FUL
Applicant Name :- Pizza Express Date Received :- 15/11/2019
Location :- 91 High Street Date Returned :- 25/11/2019
High Street
Rayleigh
SS6 7EJ
Proposal : Change of use of paved area to front of no 91 to use for external seating in connection with A3 (Restaurant Use)
Observations : Based on the information provided to this Planning Committee the Town Council has no objection to this application as long as previous planning conditions (

Pizza Express application 15/00236/FUL) are adhered to concerning the Town Council's Wednesday and Saturday markets. (RTC approved application 17/01146/FUL).

117 AMENDED PLANNING APPLICATIONS

There were no amended planning applications.

118 APPEALS

There were no appeals.

119 RDC DECISIONS

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

RECOMMENDED that the above information be noted.

120 HIGHWAYS

GENERAL

Members received a table of recent recorded issues. Members were reminded to report all general issues to the Town Council, preferably before the meeting.

ESSEX HIGHWAYS

Members reported the following:

Victoria Road/Queen Elizabeth II Playing field - link road has large holes and is breaking up.

Alexandra Road/Albert Road - has been tarmaced but grass is coming through.

East of junction of Connaught Road/Estwood Road - two very large potholes developing.

Concerns regarding road maintenance in Poplar Road - to be discussed with Essex County Highways

Slab stone outside Prezzo restaurant - office to chase update

Slabs in Ernie Lane are loose surrounding drain cover.

"A" Board encroaching onto pavement outside Asthetics Shop (Eastwood Road/Lancaster Road/corner by Pedestrian Crossing

After a discussion on more "A" boards appearing in the High Street and surrounding areas, members agreed that a new delivery of Essex County Council rules and regulations on "A" boards is necessary, especially to new businesses. Cllr J Lawmon and E Dray volunteered to deliver.

RANGERS TEAM

No reports received

LOCAL HIGHWAYS PANEL

Members were informed that there are funds available for the Footway Repair programme and the two Rayleigh representatives for Essex County Council have been allocated two areas to propose for repairs each. Members were instructed to report any priority issues to the relevant representative by the end of December.

Next LHP meeting is on 16th December 2019.

RECOMMENDED that the above information be noted.

The Meeting closed at : 8.28pm

Signed : _____ Chairman Date: _____

On behalf of :- Rayleigh Town Council