



Takeley Parish Council Planning Committee

Meeting Notice

Notice is hereby given that a meeting of the **PLANNING COMMITTEE** will be held on **Wednesday, 14th August 2024 at 9:45am** in **The Old School Community Centre** to which members of the Committee are summoned for the transaction of the business as set out below. The meeting is open to press and public.

Jackie Deane

Clerk to the Council

Date: 7th August 2024

Members: Cllrs Jackie Cheetham (Chairman), Jim Backus (Vice Chairman), Patricia Barber, Samatha Moore, James Banks and Hugh D'Alton.

In attendance: Jackie Deane (Parish Clerk)

Agenda	
24/39	Apologies for absence To accept apologies received by the Clerk.
24/40	Declarations of interest Members to declare interests on agenda items.
24/41	Minutes of the Meeting Members to agree the minutes for the meeting held on 3 rd July 2024.
24/42	Public Representations Members of the public are invited to speak.
24/43	1. Planning Applications for Comment 1. UTT/24/1611/FUL - Erection of 2 self-contained detached dwellings with associated landscaping, access and parking. Land Adjacent To Swan Farm School Lane. 2. UTT/24/1700/HHF - Erection of garage. 8 School Villas Molehill Green. 3. UTT/24/1726/CLP - Certificate of lawful development for the placement of a caravan with the curtilage of Kirkstone for use incidental to the enjoyment of the dwelling house. Kirkstone Brewers End Dunmow Road. 4. UTT/24/1765/NMA - Non-Material Amendment to UTT/1383/06/FUL - Change the original Halide light fittings to LED light fittings. The original poles position and height remain the same and the number of fittings are the same, just modern low energy fittings with better spill



Takeley Parish Council Planning Committee

control to reduce light pollution to neighbouring properties.
Takeley Football Club Station Road.

5. **UTT/24/1157/FUL** - Refurbish and remodel the existing station, providing a one bed one person house and a two bed three-person house.
Station House, Station Road.
6. **UTT/24/1861/FUL** - Proposed erection of 1 no. dwelling and 2 no. car ports (variation of approved scheme under UTT/22/2297/FUL)
Sheering Hall Bambers Green Road.
7. **UTT/24/1971/HHF** - Proposed demolition of rear two storey extension, conservatory and porch. Extension to 1.5 storey rear elevation. New pitched roof to annex, new porch extension to side and new detached cart lodge (amendments to previously approved application UTT/23/0398/HHF).
Lanmor The Street.

Applications for discharge of conditions or to vary conditions.

1. **UTT/24/1672/DOC** - Application to discharge condition 12 (Skylark Mitigation Strategy), condition 14 (Construction Traffic Management Plan), and condition 15 (Temporary Construction Access and Road Safety Audit) of UTT/22/1474/PINS - S62A/22/0000004
Land East Of Parsonage Road, And South Of Hall Road.
2. **UTT/24/1768/NMA** - Nonmaterial amendment to planning inspectorate application S62A/2023/0027 (UTT/23/2682/PINS) - amendments to approved elevations to ensure all windows are compliant. Land At Warish Hall Farm North Of Jacks Lane Smiths Green.
3. **UTT/24/1787/DOC** - Application to discharge condition 17 (Wildlife Sensitive Lighting) and condition 18 (Surface Water Maintenance) of UTT/20/0223/FUL. The Cottage Molehill Green.
4. **UTT/24/0980/DOC** - Application to discharges condition 12 (north/south path details), 21 (extended footpath details) and 30 (extended footpath details) of UTT/22/2744/FUL. Land Known As 7 Acres Warish Hall Farm Parsonage Road.
5. **UTT/24/1831/DOC** - Application to partially discharge condition 23 (archaeology) attached to UTT/23/2682/PINS S62A/2023/0027
Land At Warish Hall Farm North Of Jacks Lane Smiths Green.
6. **UTT/24/1862/DOC** - Application to discharge condition 3 (signage) and condition 4 (landscaping) of UTT/24/0494/FUL Priors Green Community Hall Bennet Canfield.
7. **UTT/24/1883/FUL** - S73 application to remove condition 18 (the approved dwellings shall be constructed and occupied as such at all times as self-build or custom housebuilding dwellings) of



Takeley Parish Council Planning Committee

	UTT/24/1350/OP (Erection of 2 no. self-build dwellings) Tyrells Molehill Green.
24/44	<p>Planning Decisions</p> <p>To note:</p> <ol style="list-style-type: none">UTT/24/1510/DOC - Application to discharge condition 3 (materials) of UTT/22/3457/LB. The Grange Bambers Green Road. Discharge Conditions in Full.UTT/24/1343/FUL - Proposed subdivision of single unit approved under UTT/23/2617/FUL into 2 no. dwellings. Bonningtons Yard Station Road. Approve with ConditionsUTT/24/0733/DOC - Application to discharge condition 8 (proposed footway/cycle link) attached to UTT/23/2682/PINS S62A/2023/0027 Land At Warish Hall Farm North Of Jacks Lane Smiths Green Lane. Discharge Conditions in FullUTT/24/0809/NMA - Non-Material Amendment to TT/21/3095/FUL - add a condition to list approved plan numbers 5718 03 (rev C), 5718 05, 5718 06, 5718 07, 5718 08. Falaise And Montjoy The Street. ApproveUTT/24/1019/DOC - Application to discharge conditions 3 (landscape details), 5 (material details), 6 (roof details), 7 (noise assessment), 8 (construction management plan), 9 (window and door details), and 20 (Biodiversity Enhancement Strategy) of UTT/24/0003/FUL Yew Tree Cottage School Lane. Discharge Conditions in PartUTT/24/1350/OP - Outline planning application with all matters reserved for the erection of 2 no. self-build dwellings. Tyrells Molehill Green Takeley. Approve with Conditions.UTT/24/1538/DOC - Application to discharge condition 11 (materials) of Planning Inspectorate application S62A/2023/0027 (UTT/23/2682/PINS). Land At Warish Hall Farm North Of Jacks Lane Smiths. Discharge Conditions in Full.UTT/23/2021/HHF - Side extension to first floor partially over existing ground floor extension. 2 Bury Villas Bambers Green Road Approve with Conditions.UTT/24/1377/FUL - S73 application to vary condition 2 (approved plans) of UTT/23/0810/FUL (Change of use of existing garage from light industry to dwellinghouse (C3) including addition of first floor and ground floor extension to form a new dwellinghouse (alternative scheme to that approved under planning permission



Takeley Parish Council Planning Committee

	<p>UTT/18/0652/FUL)) - amend the site red line boundary. The Fox Bambers Green Road. Approve with Conditions.</p> <p>10. UTT/24/1831/DOC - Application to partially discharge condition 23 (archaeology) attached to UTT/23/2682/PINS S62A/2023/0027 Land At Warish Hall Farm North Of Jacks Lane Smiths Green. Discharge Conditions in Part</p>
24/45	<p>Appeals None advised.</p>
24/46	<p>Neighbourhood Plan</p>
24/47	<p>Major Planning To receive and update and consider recommendations.</p>
24/48	<p>Local Plan</p> <ol style="list-style-type: none"> 1) To approve appointment of Rialton TPC Ltd, to undertake a site visit and produce a draft and final Reg 19 consultation report on transport matters, to the sum of £2,450 plus expenses in the region of £150. 2) To consider points for planning consultant and legal advice. 3) To agree on main points of objection and for requests in Regulation 19 for modifications at the examination.
24/49	<p>Items for information and Next Agenda Items to note.</p>
24/50	<p>Date of Next Meeting The next meeting is scheduled to take place on Wednesday, 11th September 2024 at 9.45am in the Old School Community Centre.</p>