



Takeley Parish Council Planning Committee

Meeting Notice

Notice is hereby given that a meeting of the **PLANNING COMMITTEE** will be held on **Wednesday, 12th February 2025 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: 6th February 2025

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

In attendance: Jackie Deane (Parish Clerk)

Agenda	
24/117	Apologies for absence To consider apologies received by the Clerk.
24/118	Declarations of interest Members to declare interests on agenda items.
24/119	Minutes of the Meeting Members to agree the minutes for the meeting held on 15 th January 2025.
24/120	Public Representations Members of the public are invited to speak.
24/121	Planning Applications for Comment <ol style="list-style-type: none">UTT/25/0112/TCA - Crown reduction and balancing of 1 no. Oak by 1m, Crown reduction and balancing of 1 no. Copper Beech by 1.5m, Uplifting of 1 no. Blue Pine, Uplifting of 1 no. Cherry. Beech Cottage Smiths Green.UTT/25/0092/SO - Request for Scoping Opinion under regulation 15 of the Town and Country Planning (Environmental impact assessment) regulations 2017 - amending the existing passenger cap from 43 million passengers per annum (mppa), as approved by the Secretary of State for Transport on appeal in 2021, to up to 51mppa and additional airfield infrastructure, comprising two new taxiway links to the runway a Rapid Exit Taxiway (RET) linking to the runway from the south-west (known as Mike Romeo RET) and a Rapid Access Taxiway (RAT) at the north-eastern end of the runway (known as



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	<p>Runway Tango 22/04 RAT). Stansted Airport.</p> <p>3. UTT/24/2937/FUL - Demolition and replacement of current The Fox, Bambers Green to new self-build dwelling house, existing garage demolition to create new guest house to main dwelling. The Fox Bambers Green Road.</p> <p>4. UTT/25/0125/SO - Request for Scoping Opinion - for proposed an outline planning application with all matters, except access, reserved for up to 83,000 sqm of commercial development of mixed employment floorspace including General Industrial (Class B2), Storage or Distribution (Class B8), Office (Class E(g) (i)) and Light Industrial (Class E(g)(iii)); and supporting associated development, infrastructure and landscaping. Land To The North Of The Street.</p> <p>5. UTT/24/2372/HHF - Two storey side extension & additional rear dormer. 51 Roseacres</p> <p>6. UTT/25/0243/AIR Notification of use of airport permitted development rights - Construction of a new operational building to extend the existing FedEx warehouse facility with ancillary office space, landside yard space, associated multi-story car park (MSCP), cycle parking, extension to the common user road, landscaping and other associated works. FedEx Cargo Terminal Pincey Road London Stansted Airport</p> <p>7. UTT/25/0228/HHF Erection of a detached single storey garage and home office at the front of the existing property. 12B Broadfield Road.</p>
24/122	<p>Planning Decisions To note:</p> <p>1. UTT/24/2989/HHF - Proposed single storey rear extension 1 Stile Close The Street. Approve with Conditions.</p> <p>2. UTT/24/2678/HHF - Demolition of existing rear conservatory and erection of a single storey rear extension, side extension, and dormer windows to the front and rear of the property. Rodings Rise Molehill Green. Approve with Conditions.</p>
24/123	<p>Major Planning Updates To receive updates and actions:</p> <ol style="list-style-type: none"> Land North of Taylor's Farm additional pre-application comment following their public consultation. At the last meeting, the Clerk



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	<p>was asked to contact MAG to clarify their land ownership on adjacent land and the Clerk and Cllr Moore made a site visit. Further comments to the developer could include: a football/sports area, allotments, if there is viability to have a have a footbridge over the access road to connect the central areas of open space, for building 008 to have a café open to the public and for financial contributions to bring adjacent land into public use.</p> <ol style="list-style-type: none">2. Land North of Roseacres known as Bull Field - update on application hearing.3. Stansted Airport application to increase capacity to 51mppa with a proposed meeting with MAG to inform a parish council comment.
24/124	Neighbourhood Plan To receive an update.
24/125	Items for information and Next Agenda Items to note.
24/126	Date of Next Meeting The next meeting is scheduled to take place on Wednesday 12 th March 2025 at 9.45am in the Old School Community Centre.