

## TIPTREE PARISH COUNCIL



### MINUTES OF PLANNING COMMITTEE MEETING

A meeting of the Planning Committee took place on Monday 7<sup>th</sup> December 2020 at 7.00 pm via video conference

**Councillors present:**

C Bigg (Chairman)	J Bunney (Vice Chairman)
D Coe	J Greenwood
M Maund	S Redgewell
D Webb	

Also in attendance – Cllrs S Allen-Shepherd, R Mannion and R Smithson, Colchester Borough Cllr J Elliott, the Clerk to the Council, Deputy Clerk to the Council and two members of the public

**020/20 Apologies for absence**

There were no apologies for absence however due to zoom dial-in issues, Cllr Bunney was only able to join the meeting at 7.19 pm.

**021/20 Declarations of interest**

There were no declarations of interest.

**022/20 Public questions**

There were no questions from the two members of the public present.

**023/20 Minutes**

The minutes of the meeting on 23<sup>rd</sup> November 2020 were proposed, seconded and unanimously agreed as a correct record and therefore signed by the Chairman.

**024/20 Chairman's Announcements**

The Chairman outlined the use of the summary of planning applications document that had replaced the weekly planning update. It was agreed that this was a useful document and should continue to be produced on a weekly basis.

**025/20 Planning Applications**

**202601** – 37 Glebe Road, Tiptree CO5 0SZ – Two storey/single storey side extension.

It was proposed, seconded and unanimously agreed that the Parish Council had **no objection** to this application.

**202606** – Meadowene, 1 West End Road, Tiptree CO5 0QN – Proposed raising of roof to improve bedroom space in roof and the provision of side facing dormers.

It was proposed, seconded and unanimously agreed that the Parish Council had **no objection** to this application.

**202398** – 17 Cherry Chase, Tiptree CO5 0AG – First floor extension.

It was proposed, seconded and unanimously agreed that the Parish Council had **no objection** to this application.

**202604** - Land at Brook Meadows, Tiptree CO5 0QF - Outline application for the erection of up to 221 dwellings and associated infrastructure and works.

Following discussion, it was proposed, seconded and unanimously agreed that the following **objection** would be submitted to Colchester Borough Council:

- a) The application is outside the current settlement boundary.
- b) It pre-empts the Neighbourhood Plan and is therefore unfair to other applicants.
- c) There is only one point of access onto Maldon Road and road safety reports highlight the potential for accidents.
- d) The site has 25% chance of flooding.
- e) Designated wildlife site providing rare habitat and species.
- f) Highly valued greenspace utilised on daily basis by many residents.
- g) The development will place further stress on existing infrastructure.

It was agreed by committee members that Cllr Elliott could speak and he reiterated his objection to the planning application in terms of lack of infrastructure, access to site and the claims of proximity to facilities.

**202687** – 91a Church Road, Tiptree CO5 0HB – Application to determine if prior approval is required for change of use from office (B1) to dwelling house (C3).

Following a short discussion, it was proposed, seconded and unanimously agreed that the Deputy Clerk would seek clarification from CBC as to the nature of the information being consulted upon. This application would be further considered at the next meeting.


026/20 **Planning Decisions**

No planning decisions had been received since the last meeting.

027/20 **Date of next meeting**

The next Planning Committee meeting will be held on 11<sup>th</sup> January 2021 at 7.00 pm before the Full Council meeting.

There being no other business the meeting closed at 7.23 pm.

Signed..........

Date..11/1/21.....