

TIPTREE PARISH COUNCIL



Minutes of Planning Committee Meeting

A meeting of the Planning Committee took place on Tuesday 5th December 2023 at 19.00 in the Small Hall, Community Centre, 1A Caxton Close, Tiptree CO5 0AH.

Councillors Present:

Cllr J Greenwood	Cllr M Maund (Vice Chair)
Cllr S Allen-Shepherd	Cllr E Birkin
Cllr V Murrell	Cllr S Redgewell

Also in attendance: Deputy Clerk and Clerk to the Council. 10 members of the Public

077/23 **Apologies for absence**

Apologies were noted from Cllr Webb

078/23 **Declarations of interest**

No Declarations of Interest

079/23 **Chair's Announcement's**

There were no announcements.

080/23 **Minutes**

The minutes of the meeting held on 7th November were proposed, seconded, and unanimously agreed as a correct record and therefore signed by the Chair.

081/23 **Public questions**

There were no questions from the Public.

082/23 **Ratification of comments on the consultation for design of Parking.**

There were no comments to be made by Tiptree Parish Council.

083/23 **Planning Applications**

232525 - Land at rear of, 117 Maldon Road, Tiptree Colchester CO5 0PG - Full Planning Application for Demolition of Existing Builders Yard and Replacement with Two Chalet Bungalows with Associated Private Amenity Space, Parking, Access, and Landscaping

After discussion it was proposed, seconded, and **Resolved** to Object to the application. The site is outside the settlement boundary as shown in the Tiptree Neighbourhood Plan (TNP). The application is not a like for like plan for the site. There is no tree survey included in the application, this is important as the site is surrounded by trees and hedgerow as per the ariel photo included in the



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application. There is also no connectivity to pathways that would link the location to the main pedestrian route as shown in the TNP. It was also noted that there are no mains drains at this location.

232450 – 4 Tawell Mews, Tiptree Essex CO5 0QU. Garage extension built 2016 for ancillary residential use.

232451 - 4 Tawell Mews, Tiptree Essex CO5 0QU. Garage extension

After discussion it was proposed, seconded, and **Resolved** to object to this application. The objection assumes that the garage is no longer being used for vehicles and that it is being used as an independent dwelling. – which would be contrary to the requirement in the deeds that a garage should not be altered to prevent a car using it.

232563 - Mumford And Wood, Tower Business Park, Tiptree Essex CO5 0LX.

Proposed extension to the existing premises

It was proposed, seconded and **Resolved** that there was no objection to this application.

232649 - 20 Peakes Close, Tiptree Essex CO5 0PD. Proposed rear extension to create a new disabled bedroom and ensuite. Proposed roof light to existing bungalow rear roof and amendment to drive to create level access to entrance door.

It was proposed, seconded, and **Resolved** that there was no objection to this application.

232697 - 8 Wilkin Drive, Tiptree Essex CO5 0QP Change the garage to Granny Annex - Part Retrospective

It was proposed, seconded, and **Resolved** to object to this application. Tiptree Parish Council continues to object based on the conditions contained in the original application COL/97/1480 and in the deeds of the properties of the Grove Estate that states that garages should not be altered to prevent a car using the space to park the car.

084/23 **Planning Appeals**

No appeals received.

J. H. Greenwood.
9.1.24

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085/23 **Planning Decisions**

Approved Conditional

231883 - 50 Station Road, Tiptree, Essex, CO5 0BB. Proposed 3-metre-high single-storey annexe in the rear garden minimum 1.15 metres from site boundary. The applicant intends to use the proposed annexe for residential use to provide immediate accommodation and assisted care for direct family. (TPC No Objection)

231984 - 3 Elwin Road, Tiptree, Essex, CO5 0HL. Two storey rear extension (TPC No Objection)

086/23 **Date of next meeting**

The next Planning Committee meeting will be held on Tuesday 9th January 2024 at 19.00

There being no other business the meeting closed at 19.32.

Signed 

Date 9th January 2024