

## Minutes of Planning Committee Meeting

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

**Councillors Present:**

Cllr J Greenwood - <b>Chair</b>	Cllr M Maund – <b>Vicechair</b>
Cllr S Allen-Shepherd	Cllr Birkin
Cllr V Murrell	Cllr D Webb

Also in attendance: Clerk to the Council, Deputy Clerk, Cllrs Wood and Manion

**106/23 Apologies for absence:**

Apologies were noted from Cllr Redgewell.

**107/23 Declarations of interest:**

There were no Declarations of Interest

**108/23 Chairs Announcements:**

A delegated decision for planning 240016 to go to Colchester City Councillor for a Call in.

**109/23 Minutes of Meeting:**

After minor amendment, the minutes of the meeting held on 6<sup>th</sup> February were proposed, seconded, and unanimously **Resolved** as being an accurate record and duly signed.

**110/23 Public questions:**

Cllr R Manion referenced a new Call for Sites from Colchester City Council.

**Colchester Local Plan consultation and update:**

City Council are developing a new Local Plan. A meeting has been requested with the City Council to see how the TNP fits into Colchester City Council 's new plan. Establish an agreed number of houses with City Council then allocate land to accommodate, this will provide advantages as planned growth and help to avoid inappropriate development.

**111/23 Planning Applications:**

**240181** - Banyards County Primary School, Townsend Road, Tiptree Colchester CO5 0ND. To improve the safety, facilities and to maximise the use of the existing space within the school grounds by the proposed filling in of existing pond and levelling off to create an open grassy area. Move and replace the existing play equipment.

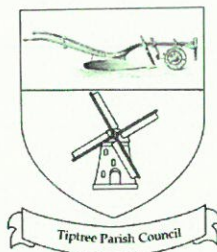
*David - 4/24*

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It was unanimously **Resolved** that there was **no objection** to this application, although concern was noted regarding biodiversity as no Ecological report was available.

**232580** - 4 Perry Road, Tiptree Colchester CO5 0UA. A proposed brick wall to be located at the front of the property boundary on the left of the property 4 meters in length and on the adjacent side a single pillar the height of these will be 1.4 meters facing Perry Road. The main wall on the left of the property.

It was unanimously **Resolved** that there was **no objection** to this application.

**240298** - 38 Newbridge Road, Tiptree Colchester CO5 0HS. Application for prior approval for proposed single storey rear extension 4.70 metres beyond the rear wall of the original dwelling with maximum height of 3.40 metres and eaves height of 3.40 metres.

It was unanimously **Resolved** that there was **no objection** to this application.

**240344** - 8 Maldon Road, Tiptree Colchester CO5 0LL. Outline application for a proposed 3 bedroom two storey dwelling.

After discussion it was **Resolved** unanimously that Tiptree Parish Council **Objects** to this Application. Concerns in relation to parking were noted in light of the traffic island outside the proposed development providing insufficient space to manoeuvre a vehicle onto or off of the driveway. The development is not in keeping with the local area.

**240364** - 153 Maldon Road, Tiptree Colchester CO5 0PN. Notification for prior approval for a proposed single storey rear extension extending 5.0 metres beyond the rear wall of the original dwelling, with a maximum height of 3.1 metres, and eaves height of 2.96 metres.

It was unanimously **Resolved** that there was **no objection** to this application.

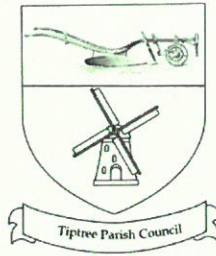
**240350** - 19 Anchor Road, Tiptree Essex CO5 0AL. Single storey rear extension.

It was unanimously **Resolved** that there was **no objection** to this application.

**240421** - 94 Maldon Road, Tiptree Essex CO5 0BN. Outline application for the erection of 5 new self-build dwellings, landscaping and associated works (with all matters reserved).

After discussion it was **Resolved** unanimously that Tiptree Parish Council **Objects** to this Application. The area defined is outside the settlement boundary as per the Tiptree Neighbourhood Plan. If the City Council are minded to grant this application it should conform to Tiptree Neighbourhood Plan Policy TIP01 A. and the mature hedge between the development site and Brook Meadows, a local wildlife site, should be retained to provide a barrier.

*Jens.S 6/4/24*



112/23 **Planning Appeals:**

**232451** - 4 Tawell Mews, Tiptree, Essex, CO5 0QU. Garage extension. TPC Objection. Assumption the garage would no longer be used for vehicles but as an independent dwelling, contrary to the deeds.  
Tiptree Parish Council No Comment.

113/23 **Planning Decisions:**

**Approved Conditional**

**232563** - Mumford And Wood, Tower Business Park, Tiptree, Essex, CO5 0LX.  
Proposed extension to the existing premises. (TPC No Objection)

**240035** - Tesco Supermarket, Church Road, Tiptree, Colchester, CO5 0HB.  
Retrospective installation of 1x 42 LCD media screen size-860. (TPC No Objection)

114/23 **The chair closed the meeting at 19.37:**

Date of next meeting Tuesday 2<sup>nd</sup> April

Signed .....

Date: 4<sup>th</sup> April 2024