

## **Minutes of Planning Committee Meeting**

A meeting of the Planning Committee took place on Tuesday 4<sup>th</sup> April at 19.00 in the Small Hall, Tiptree Community Centre, 1A Caxton Close, Tiptree CO5 0AH.

**Councillors Present:** Cllr M Maund – *Vicechair* Cllr S Allen-Shepherd  
Cllr V Murrell Cllr Redgewell

Also in attendance: Clerk to the Council, Cllrs Hatton, and Wood, CCC Cllr Mannion and 1 member of the public

115/23 **Apologies for absence:**

Apologies were noted from Cllrs Greenwood, Birkin, and Webb

116/23 **Declarations of interest:**

There were no Declarations of Interest

117/23 **Chairs Announcements:**

The chair advised the committee that Messing cum Inworth Parish Council had contacted the clerk today (04/24) regarding building works on Messing Road. The clerk will speak with Colchester City Council, Cllr Mannion also offered assistance if needed.

118/23 **Minutes of Meeting:**

The minutes of the meeting held on 5<sup>th</sup> March were proposed, seconded, and unanimously **Resolved** as being an accurate record and duly signed.

119/23 **Public questions:**

The member of the public spoke about application 232079, land North of Factory Hill. They commented that the removal of the SuDS objection was based on technical drawing that had been superseded. Also noting that the current plans from the developer did not contain any drainage plan at present for the site.

120/23 **Call for Sites**

There is a meeting with Colchester City Council (CCC) on the 10<sup>th</sup> April with other Parish councils to discuss the sites that have been put forward. Cllr Allen-Shepherd noted that there are 3 new sites been added to the sites within Tiptree. She asked the Clerk if it would be possible for CCC to provide mapping that shows the previous allocation of sites, plus the new sites that have been put forward.

121/23 **Local Plan review Extension**

This is also part of the meeting on the 10<sup>th</sup> April.



## 122/23 **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 One Dwelling with Associated Private Amenity Space, Parking, Access, and Landscaping (revised description). TPC previously objected and CC refused. Plans now adjusted from two dwelling to one.

After Discussion it was **Resolved** that Tiptree Parish Council had **No Objections** to this application providing that the correct technical data was provided for trees, light and overlook of the surrounding properties. The committee felt that the application had addressed the previous issues for the site, and whilst still outside the settlement boundary as this application is now a 1 for 1 development agreed that the plans were appropriate for the site. The committee would like to see pedestrians catered for in line with TIP 02 Point H and TIP 06.

**240067** - 37 Glebe Road, Tiptree CO5 0SZ. Single storey side extension  
The Committee had no further comments on this application.

**240065** - 31 Blue Road, Tiptree Essex CO5 0TX. Demolition of existing single storey Garage, Utility Room & Porch structures, replacement Side / Rear & Porch extensions with fenestration changes to the principal structure.  
The Committee had no further comments on this application.

**232079** - Land north of, Factory Hill and East of Honey Lane, Tiptree Colchester. Provision of public open space and allotments in connection with the adjacent residential development. \*\*\*\*\* ADDITIONAL INFORMATION RECEIVED\*\*\*\*\*  
After discussion it was **Resolved** that TPC would provide an additional comment on the application with regards to the SuDS removal of objection, as the plans are superseded and there is a comment in the objection about a cycle path that is not mapped within the application.

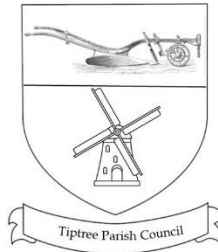
**240512** - Revellers Farm, Kelvedon Road, Tiptree Colchester CO5 0LU. Stationing of two caravans to include cart lodge.  
After discussion it was **Resolved** that there was **No Objection** to this application.

**240544** - 32 Grove Road, Tiptree Essex CO5 0JL. Build new single garage to front.  
After discussion it was **Resolved** that Tiptree Parish Council **Objects** to this application, the garage is out of character with the street scene.

## 123/23 **Planning Appeals:**

The following were received and noted by the committee.

**231572** - Aboukir, Maypole Road, Tiptree, Essex, CO5 0EJ. Outline Application for a new detached bungalow to land to the rear of; Aboukir, Maypole Rd, Tiptree. TPC had no objections.



124/23 **Planning Decisions:**

The following were received and noted by the committee.

**Approved Conditional**

**232708** – 3 Brook Meadows, Tiptree, CO5 0QF. Single storey front and rear extensions, internal alterations, single storey side annexe extension, replacement windows and existing render replaced with cladding.

**Refused**

**231321** - Littlefield, Priory Road, Tiptree, Essex CO5 0QE. Construction of 2 bay carport with storage above. (resubmission) **Appeal Dismissed**

**240016** - 16 Maldon Road, Tiptree Colchester CO5 0LL. Part change of use from C3 Residential to Sui generis hot food takeaway shop. 3-bedroom flat to a 2-bedroom flat. New proposed front entrance and side window panel.

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

125/23 **The chair closed the meeting at 19.25.**

Date of next meeting Tuesday 7<sup>th</sup> May, After the Annual Meeting of the Parish Council

Signed .....

Date: 7<sup>th</sup> May 2024