

EPPING FOREST DISTRICT COUNCIL COMMITTEE MINUTES

Committee: Area Planning Subcommittee East **Date:** 30 July 2008

Place: Council Chamber, Civic Offices, High Street, Epping **Time:** 7.30 - 8.10 pm

Members Present: G Pritchard (Vice-Chairman), A Boyce, M Colling, Mrs D Collins, R Frankel, Mrs A Grigg, Mrs H Harding, Ms J Hedges, D Jacobs, R Morgan, D Stallan, C Whitbread and J M Whitehouse

Apologies: A Green, P Gode, Mrs M McEwen, J Philip, B Rolfe and Mrs J H Whitehouse

Officers Present: S Solon (Principal Planning Officer), M Jenkins (Democratic Services Assistant) and G J Woodhall (Democratic Services Officer)

28. WEBCASTING INTRODUCTION

The Chairman made a short address to remind all present that the meeting would be broadcast on the Internet, and that the Council had adopted a protocol for the webcasting of its meetings. The Sub-Committee noted the Council's Protocol for Webcasting of Council and Other Meetings.

29. ELECTION OF VICE CHAIR

In view of the unavailability of the Chairman, Councillor A Green, it was noted that the Vice Chairman, Councillor G Pritchard, would be chairing the meeting. Consequently the Sub-Committee was asked to appoint a Vice Chairman for the meeting.

RESOLVED:

That, Councillor R Morgan be appointed Vice Chairman for the duration of the meeting.

30. WELCOME AND INTRODUCTION

The Chairman welcomed members of the public to the meeting and outlined the procedures and arrangements adopted by the Council to enable persons to address the Sub-Committee, in relation to the determination of applications for planning permission. The Sub-Committee noted the advice provided for the public and speakers in attendance at Council Planning Sub-Committee meetings.

31. MINUTES

RESOLVED:

That the minutes of the meeting held on 9 July 2008 be taken as read and signed by the Chairman as a correct record.

32. DECLARATIONS OF INTEREST

(a) Pursuant to the Council's Code of Member Conduct, Councillor Mrs J Hedges declared a personal interest in the following item of the agenda by virtue of being a member of Epping Town Council. The Councillor had determined that her interest was not prejudicial and that she would stay in the meeting for the consideration of the application and voting thereon:

- EPF/1179/08 41 Beaconfield Road, Epping, Essex CM16 5AR

33. ANY OTHER BUSINESS

It was noted that there was no other urgent business for consideration by the Sub-Committee.

34. DEVELOPMENT CONTROL

RESOLVED:

That the planning applications numbered 1 - 3 be determined as set out in the schedule attached to these minutes.

35. DELEGATED DECISIONS

The Sub-Committee noted that schedules of planning applications determined by the Head of Planning and Economic Development under delegated authority since the last meeting had been circulated and could be inspected at the Civic Offices.

CHAIRMAN

Report Item No: 1

APPLICATION No:	EPF/1179/08
SITE ADDRESS:	41 Beaconfield Road Epping Essex CM16 5AR
PARISH:	Epping
WARD:	Epping Lindsey and Lindsey and Thornwood Common
DESCRIPTION OF PROPOSAL:	Single storey side, rear extension. (Revised application)
DECISION:	Granted Permission (With Conditions)

CONDITIONS

- 1 The development hereby permitted must be begun not later than the expiration of three years beginning with the date of this notice.
- 2 Materials to be used for the external finishes of the proposed extension, shall match those of the existing building.
- 3 Notwithstanding the provision of the Town and Country Planning General Permitted Development Order 1995 (or of any equivalent provisions of any Statutory Instrument revoking or re-enacting the Order) no windows other than any shown on the approved plan shall be formed at any time in the flank walls of the development hereby permitted without the prior written approval of the Local Planning Authority.

Report Item No: 2

APPLICATION No:	EPF/1070/08
SITE ADDRESS:	40 Landview Gardens Ongar Essex CM5 9EQ
PARISH:	Ongar
WARD:	Chipping Ongar, Greensted and Marden Ash
DESCRIPTION OF PROPOSAL:	Single storey front and two storey rear extension. (Revised application)
DECISION:	Deferred

The committee deferred this decision to allow comparison with previously refused proposals and to allow members to visit the site.

Report Item No: 3

APPLICATION No:	EPF/1029/08
SITE ADDRESS:	Land to west of Four Winds, Epping Road, Ongar, Stanford Rivers
PARISH:	Stanford Rivers
WARD:	Passingford
DESCRIPTION OF PROPOSAL:	Replacement temporary caravan with log cabin to contain toilet accommodation for enjoyment of private stables.
DECISION:	Granted Permission (With Conditions)

CONDITIONS

- 1 The development hereby permitted must be begun not later than the expiration of three years beginning with the date of this notice.
- 2 Prior to the commencement of the development hereby approved details of the colour of the staining of the proposed building shall be submitted to the local planning authority for approval in writing. The development shall proceed in accordance with the approved details.
- 3 Prior to the first use of the building hereby approved, the existing caravan shall be removed from the site.
- 4 The building hereby approved shall only be used for purposes ancillary to the use of the land for keeping horses. It shall not be used as permanent living accommodation.