

Report Item No: 1

APPLICATION No:	EPF/0849/10
SITE ADDRESS:	Holmsfield Nursery Meadgate Road Nazeing Essex
PARISH:	Nazeing
WARD:	Lower Nazeing
DESCRIPTION OF PROPOSAL:	Retention of use of site for eight private gypsy plots to replace previous temporary consent.
DECISION:	Granted Permission (With Conditions)

Click on the link below to view related plans and documents for this case:

http://planpub.eppingforestdc.gov.uk/AniteIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=517690

Members resolved to Grant Permission (with conditions) subject to the withdrawal of objections from Lea Valley Regional Park Authority

CONDITIONS

- 1 The site shall only be occupied for residential purposes by the following named persons and their resident dependants:

Margaret Brien
Margaret Brien
Helen Brien
Bridget Brien
Kathleen Connors
Ann-Marie Connors

Joseph Connors
Julie Connors
Margaret Connors
Edward Connors
Patrick Brien
Mary Brien

Patrick Brien
Ann Brien
Ann Brien
Elizabeth Brien
Miles Brien
Elizabeth Brien

John Brien
Kathleen Brien

Patrick Connors

Elizabeth Connors
Johnny Connors
Edward (Ned) Connors

Patrick Brien
Ann-Marie Brien
Helen Delaney

Tom Brien
Margaret Brien
Jim Brien
Ann Brien
Martin Brien
Margaret Brien
Jim Brien

John Connors
Mary Connors
Jim Connors
Ann Connors
Ann Brien

- 2 No more than the following number of caravans as defined in the Caravan Sites and Control of Development Act 1968 shall be stationed on the site at any time:

Plot 1: 4, of which no more than 2 shall be static caravans and mobile homes
Plot 2: 3, of which no more than 2 shall be static caravans and mobile homes
Plot 3: 4, of which no more than 2 shall be static caravans and mobile homes
Plot 4: 3, of which no more than 1 shall be static caravans and mobile homes
Plot 5: 3, of which no more than 1 shall be static caravans and mobile homes
Plot 6: 3, of which no more than 2 shall be static caravans and mobile homes
Plot 7: 4, of which no more than 2 shall be static caravans and mobile homes
Plot 8: 4, of which no more than 1 shall be static caravans and mobile homes
- 3 No caravans shall be stationed, no means of enclosure shall be erected, no hard surface shall be laid and no further vehicular access to Meadgate Road shall be formed on the land between Meadgate Road and the 8 plots as shown hatched on Plan A submitted with this application.
- 4 The site shall be used for residential purposes only and no commercial, industrial or retail activity shall take place on the site, including the storage of goods, materials or other items not ancillary to the residential use. No vehicle over 3.5 tonnes shall be stationed, parked or stored on the land.
- 5 The hedge on the boundary of the site with Meadgate Road shall be retained in its entirety and shall not be reduced below a height of 2.5 metres above ground level.
- 6 Within 3 months from the date of the decision, or within a time scale otherwise agreed in writing with the Local Planning Authority, the disused building and water tanks within the northern section of the site and the disused building marked 'shed' on Plan Ref: JC:01 shall be demolished and all associated materials shall be removed from the site.

- 7 Within 3 months from the date of this decision, details of foul and surface water disposal shall be submitted to and approved in writing by the Local Planning Authority, and any drainage works shall be implemented and retained thereafter in accordance with such agreed details.
- 8 Within 3 months from the date of this decision, a contaminated land assessment shall be submitted to the Local Planning Authority to determine the risks from contaminants at the site in accordance with an agreed protocol. Should any contaminants be found in unacceptable concentrations, appropriate remediation works shall be carried out and a scheme for any necessary maintenance works adopted. Following any necessary remediation, a completion report and any required maintenance programme shall be submitted to and agreed in writing by the Local Planning Authority.
- 9 If any of the requirements of conditions 6, 7 and 8 of the decision are not met, the use of the site for the stationing of mobile homes shall cease within 28 days and the land returned to its condition prior to the commencement of the use, and all mobile homes, caravans, fencing other than that to the northern and eastern site boundaries, and hard surfacing laid in connection with the use shall be removed from the land.

Report Item No: 2

APPLICATION No:	EPF/1452/10
SITE ADDRESS:	Greenacres Tatsfield Avenue Nazeing Essex EN9 2HH
PARISH:	Nazeing
WARD:	Lower Nazeing
DESCRIPTION OF PROPOSAL:	Removal of S106 obligation to allow 'granny annexe' to be used as separate independent dwelling.
DECISION:	Deferred

Click on the link below to view related plans and documents for this case:

http://planpub.eppingforestdc.gov.uk/AniteIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=519863

Members deferred this item in order that further information can be obtained, regarding the implementation of the original planning permission.

Report Item No: 3

APPLICATION No:	EPF/1555/10
SITE ADDRESS:	1 Cartersfield Road Waltham Abbey Essex EN9
PARISH:	Waltham Abbey
WARD:	Waltham Abbey South West
APPLICANT:	Mr James Ahearne
DESCRIPTION OF PROPOSAL:	Variation of condition 7 'Delivery times' on EPF/1305/08, to allow deliveries to be made between 7 am - 21:00 pm Monday to Saturdays and from 9 am to 18:00 pm on Sundays and Bank Holidays. (Demolition of existing buildings and erection of new 'Lidl' foodstore and construction of five start-up industrial units. - Revised application)
RECOMMENDED DECISION:	Granted Permission (With Conditions)

Click on the link below to view related plans and documents for this case:

http://planpub.eppingforestdc.gov.uk/AniTelM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=520176

CONDITIONS

- 1 Within 28 days from the date of this decision notice the 3m high acoustic fence shown on Plan Ref: 2024 01 A shall be erected, unless otherwise agreed in writing by the Local Planning Authority. Thereafter the fence shall be retained and maintained in good order.
- 2 This variation of condition 7 'Delivery times' on EPF/1305/08 shall not take place until the erection of the acoustic fence, after which time, no deliveries shall be taken at or despatched from the site outside the hours of 07:00 to 21:00 on Monday to Saturday and 09:00 and 18:00 on Sundays and none at all on Public/Bank Holidays.
- 3 Delivery vehicle engines and refrigeration units/compressors shall be switched off whilst deliveries are taking place to or despatched from the site and shall only be switched on when entering or leaving the delivery area.