

Question for the Planning and Sustainability Portfolio Holder from Councillor Jon Whitehouse:

1. What assessment has the Council made of the impact on the District of recent and forthcoming changes to use classes and permitted development rights? These changes are wide-ranging and among other revisions appear to allow, subject to certain restrictions, the construction of up to two new storeys above houses and blocks of flats (and one new storey above bungalows) without requiring a full planning application. In particular:

(a) will the Council consider what steps it could take, such as Article 4 directions or similar measures, to protect streets where the current uniformity of design makes a major contribution to the special character of the area (for example The Orchards in Epping)?

(b) what are the implications for policies in the emerging local plan including policy H 1 F which seeks to resist the loss of bungalows?