

MINUTES of the **PLANNING AND GENERAL PURPOSES COMMITTEE MEETING** held in the **Conference Room, Epping Hall, St Johns Road, Epping** on **Tuesday, 12th April 2022** at **6.30pm**.

PRESENT:

Cllr N Avey (Chairman)
Cllr S Baker
Cllr C Burgess
Cllr C McCredie
Cllr G Scruton
Cllr M Wright (Mayor - *ex officio*)

IN ATTENDANCE: One member of the public was present and no members of the press were present.

OFFICER: Geraldine Vallis (Planning & Events Officer)

485 **APOLOGIES FOR ABSENCE**

Apologies for absence was received from Cllr B Scruton (Vice Chairman and Deputy Mayor - *ex officio*)

486 **DECLARATIONS OF INTEREST**

There were no declarations of interest received.

Cllr N Avey and Cllr C McCredie requested an entry to be made in the minutes, to make it clear, that as members of both the Town and District Councils, they will reconsider all matters at District level taking into account all relevant evidence and representations at the District tier. Therefore, they cannot be bound in any way by any view expressed in the parish tier or by the decisions of this Committee.

487 **DISPENSATIONS**

There were no dispensations.

488 **CONFIRMATION OF MINUTES**

Committee **RESOLVED** that:

the minutes of the meeting of the Planning & General Purposes Committee held on Tuesday, 22nd March 2022 be signed by the Chairman as a true record.

489 **PUBLIC QUESTIONS OR COMMENTS**

There were no public questions or comments.

490 **NOTICES AND INFORMATION**

There were no notices and information.

491 **PLANNING APPLICATIONS**

Committee **CONSIDERED** the following planning and tree applications received from Epping Forest District Council since the date of the previous meeting until the date of this agenda.

EPF/0408/22	51 Tower Road Epping Essex CM16 5EN Mr Matthieu Roure	Re modelling of existing house to include an additional bedroom within the roof and extending to the rear to form an open plan living/kitchen space to the rear of the property.
Committee have NO OBJECTION to this application.		
LB/EPF/0436/22	33 Church Hill Epping Essex CM16 4RA Molly Lewis & Stephen Elhabbal	Application for Grade II Listed Building for a proposed single storey rear extension and internal alterations.
Committee have NO OBJECTION with the work provided it is carried out under the supervision of the conservation officer at EFDC.		
EPF/0426/22	33 Church Hill Epping Essex CM16 4RA Molly Lewis & Stephen Elhabbal	Single storey rear extension and internal alterations
Committee have NO OBJECTION with the work provided it is carried out under the supervision of the conservation officer at EFDC.		
EPF/0438/22	11 Laburnum Road Coopersale Epping Essex CM16 7RA Mr Ryan Kay	Single and part two storey rear extension following demolition of existing conservatory plus an extension at first floor over existing side element.
Committee have NO OBJECTION to this application.		
EPF/0444/22	94 Coopersale Common Coopersale Epping Essex CM16 7QU Mr Parul Patel	Proposed conversion of an existing detached garage to a two storey integrated studio.
<p>Committee OBJECT to this application.</p> <p>This proposal constitutes overdevelopment of the site in terms of its size and bulk. The volume of development would have a implications on the street scene and the character of this rural area.</p> <p>Relevant policies: CP2 (iv), CP7, DBE1, DBE2, DBE9, DBE10 (Adopted Local Plan) Emerging Local Plan: H1A (ii) and (iii) NPPF: Para 8 (b), 9, 120 (e), 127</p> <p>Epping Town Council confirm they will attend and speak at Plans East to object to this proposal.</p>		
EPF/0446/22	34 Bower Hill Epping Essex CM16 7AL Mr & Ms D Duggan	Removal of existing roof. Proposed replacement pitched roof with side gables and a rear dormer window to facilitate a loft conversion. Removal of existing single storey front extension and car port to enable a two storey extension with pitched

		roof on the same footprint. Two and single storey side extension.
Committee have NO OBJECTION to this application.		
EPF/0466/22	273-275 High Street Epping Essex CM16 4DP Mr T Uyanik	Changes to shopfront
Committee have NO OBJECTION with the work provided it is carried out under the supervision of the conservation officer at EFDC.		
A/EPF/0469/22	273-275 High Street Epping Essex CM16 4DP Mr T Uyanik	Illuminated fascia and projecting signs.
Committee have NO OBJECTION with the work provided it is carried out under the supervision of the conservation officer at EFDC.		
EPF/0530/22	33 High Street Epping Essex CM16 4BA Mr M Ellis	Installation of a new external office/storage container size 21 ft x 8ft.
Committee have NO OBJECTION to this application.		
EPF/0598/22	20 Laburnum Road Coopersale Epping Essex CM16 7RA Y Guemar	Changes to design under planning permission reference EPF/1815/21 to include the following - 1. Render wall finish throughout instead of facing brickwork. 2. Rear single storey extension roof now flat with a parapet instead of pitched. 3. Circular entrance porch detail replaced with a square detail. 4. Casement windows throughout with no fanlights, except flank elevation window at first floor. 5. Flank elevation window at first floor has a fanlight instead of a casement. Window proposed will be non openable from floor level to a height of 1700mm and will have obscure glass.
Committee have NO OBJECTION to this application.		

492 **STREET NAMING AND NUMBERING**

REQUEST TO REGISTER PROPERTIES x5 RESIDENTIAL PROPERTIES AT FORMER POLICE STATION, 230 EPPING HIGH STREET

The properties in the above development have been allocated postal addresses. The names and numbers are shown as follows:

Plots: Flat 01-05 Addresses: Flats 1-5, 230 High Street, Epping, CM16 4AP

Committee **NOTED** the above.

493 **PLANNING DECISIONS**

Committee **NOTED** that no planning decisions had been received from Epping Forest District Council for this period.

The Chairman closed the meeting at **7.06pm**.

Signature of Chairman

Date