

MINUTES of the **PLANNING AND GENERAL PURPOSES COMMITTEE MEETING** held at Epping Hall, St. Johns Road, Epping on **Monday, 8th August 2022** at **7.15pm**.

PRESENT: Cllr N Avey (Chairman)
Cllr C Burgess (Deputy Mayor - *ex officio*)
Cllr C McCredie
Cllr M Wright

IN ATTENDANCE: Five members of the public and no members of the press were present.

OFFICER: Geraldine Vallis (Planning & Events Officer)

112 APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllr S Baker, Cllr B Scruton (Vice Chairman and Mayor - *ex officio*) and Cllr G Scruton.

113 DECLARATIONS OF INTEREST

Cllr N Avey and Cllr Cherry 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.

There were no other declarations of interest.

114 DISPENSATIONS

There were no dispensations.

115 CONFIRMATION OF MINUTES

Committee **RESOLVED** that:

the minutes of the meeting of the Planning & General Purposes Committee held on Tuesday, 26th July 2022 be signed by the Chairman as a true record.

116 PUBLIC QUESTIONS OR COMMENTS

There were no public questions or comments.

117 NOTICES AND INFORMATION

There were no notices or information.

118 **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/3291/21	The Gate House Coopersale Common Coopersale Epping CM16 7QT Mr R Balasuriya	The demolition of the existing dwelling and extensive outbuildings and the erection of a new detached traditional brick-built house (replacement dwelling).
<p>Committee STRONGLY OBJECT to this application.</p> <p>The amended plans do not address the Committee's previous concerns and only show slight changes to the proposal. The Committee received and acknowledged objections from neighbours about this proposed amended application.</p> <p>Committee continue to agree that this new design would not be in keeping within this traditional rural village. This design seems to have a mock Tudor influence which is detrimental to the streetscene and not like for like with the current house.</p> <p>The Committee continue to agree that demolishing a perfectly good family house is detrimental to the character of this surrounding area.</p> <p>Relevant policies: (Local Plan 1998 & Alterations (2006)) DBE1, DBE4 NPPF Para 8 (b), 9, 124, 127 Emerging Local Plan: H1, DM2, DM9, DM10 Epping Town Council confirm they will attend and speak at Plans East to object to this proposal.</p>		

Cllr M-L Whitbread entered the meeting.

EPF/1423/22	34 Rayfield Epping CM16 5AD Mrs Sophie Sweeney	Proposed single storey front extension.
Committee have NO OBJECTION to this application.		
EPF/1332/22	154 High Street Epping CM16 4AQ EL MAR Architects	Structural alteration to the front elevation and installation of a new timber constructed shop front.
Committee have NO OBJECTION with the work provided it is carried out under the supervision of the conservation officer at EFDC.		
EPF/1366/22	Gardeners Barn, Fluxs Lane, Epping, CM16 7PF Alix & David Saunders & Meliveda	Grade II listed building application for internal alteration/removals new work to 20 C partitions, new 20C partitions, new doorway in 18C wall, removal of 20C stair and relocation of stair in 20C floor. New windows & glazed doors in 20 C structure. There are no extensions to the existing envelope or groundworks proposed to disturb the existing sub strata.

Committee have NO OBJECTION with the work provided it is carried out under the supervision of the conservation officer at EFDC.		
EPF/1307/22	Gardeners Barn Fluxs Lane, Epping CM16 7PF Alix & David Saunders & Meliveda	Internal alteration/removals new work to 20 C partitions, new 20C partitions, new doorway in 18C wall, removal of 20C stair and relocation of stair in 20C floor. New windows & glazed doors in 20 C structure. There are no extensions to the existing envelope or groundworks proposed to disturb the existing sub strata.
Committee have NO OBJECTION with the work provided it is carried out under the supervision of the conservation officer at EFDC.		
EPF/1555/22	23 Sunnyside Road Epping CM16 4JW Mr L Winch	TPO/EPF/26/89 (Ref: A1) T1: Pear - Crown reduce by up to 2m, as specified. G2: 4 x Field Maple - Crown reduce, as specified. T3: Magnolia - Crown reduce lateral branches by up to 1.5m, as specified.
Committee have NO OBJECTION with the work provided it is carried out under the supervision of the arboricultural officer at EFDC.		
EPF/1408/22	Former Ambulance Station, The Plain Epping CM16 6TL Matthew Rosson	Construction of 2 no. dwellings, alongside associated development.
Committee have NO OBJECTION to this application.		
EPF/1454/22	10 Church Field Church Hill, Epping CM16 4RF Mr and Mrs J Tetherton	Front and rear roof dormer windows to facilitate a loft conversion. Internal room layout changes leading to rear window and door changes at ground floor level.
Committee have NO OBJECTION to this application.		
EPF/1282/22	9 Ravensmere Epping, CM16 4PS Mr Tomas O Looughlin	Change front entrance door position on front elevation of house. 1st floor porch extension over existing ground floor extension. All materials to match existing.
Committee have NO OBJECTION to this application.		

119 **EFDC 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 8.02pm.

Signature of Chairman

Date