

**Minutes of the meeting of the
PLANNING COMMITTEE
Monday 6th November 2017 at 7:09pm
in the Committee Room, The Freight House, Bradley Way, Rochford**

Present: Chairman Cllr Mrs M Weir, Cllr Mrs E Gadsdon, Cllr R Gardner, Cllr S May, Cllr R Patient, Cllr J Titmuss, Cllr S Wootton, Cllr Mrs P Young and the Clerk.

1. Apologies for absence:

Apologies were received from Cllr D Weir.

2. Declarations of any:

- a) Disclosable Pecuniary Interest;**
- b) Other Pecuniary Interest; or**
- c) Non-Pecuniary Interest**

on any matter on the agenda for 6th November 2017:

Cllr S Wootton declared a Non-Pecuniary interest (c) in relation to application 17/00978/FUL, being a direct neighbour to the applicant and withdrew from the discussions and decisions for the application.

Members made no declarations relating to any change in their Register of Members' Interests.

3. Public Forum:

No members of the public were present.

4. Approve Minutes of Planning Committee held on 9th October 2017:

The Minutes of the meeting were **approved** as a correct record and Members approved the destruction of the notes in respect of that meeting.

5. Rochford District Council (RDC) Planning Training held on the 10th October 2017– Presentations available in office.

Members noted the Planning Training documents were available in the office and that the Clerk had also circulated the documentation on email. Members who had attended the training had been disappointed with both the content and design of the meeting, noting a lot of the content was not relevant and had been loaded with personal opinions and views of the presenters. It was further noted there had not been sufficient time for a Q&A session at the end of the presentations. Members also felt that the first speaker had been very poor, but that the following two speakers had been more informative.

6. Notice of Planning Appeal regarding application 17/00288/FUL, 388 Rectory Road, Hawkwell SS5 4JU, construct new vehicle crossover, detached garage to rear and alterations and extensions to convert existing bungalow into house. (HPC decision: no objection)

Members noted the Planning Appeal.

7. **Essex County Council (ECC) Application: CC/ROC/49/17. Westerings Primary Academy, Sunny Road, Hawkwell. Erection of detached building to provide three new classrooms to accommodate 90 pupils, 7 new car parking spaces, cycle and scooter provision, relocated adventure playground, internal refurbishment and associated infrastructure. Plans to be viewed online; link in document previously circulated.**

Members noted the Application had also been listed with RDC and were referred to the application 17/01060/CM under Agenda Item 8 (Delegated).

8. **Planning Applications:**

Responsibility: Delegated

Application: 17/00983/FUL. 8 White Hart Lane, Hawkwell SS5 4DQ. Removal of existing side and rear extension and construct new single storey side and rear extensions.

Members had no objections to the application.

Application: 17/00980/FUL. 55 Rectory Road, Rochford SS4 1UE. Single storey rear extension.

Members raised concerns as the proposed extension, which formed a habitable room, would be built on the party wall.

Application: 17/00977/FUL. 50 Nutcombe Crescent, Rochford SS4 1RT. Construct single storey rear extension with roof lantern.

Members had no objections to the application on the condition the boundary separation was at the required 1m distance.

Application: 17/00978/FUL. 5 Spruce Drive, Hawkwell SS5 4FR. Construct two storey side/rear extension and make alterations to front door.

Members objected to this application on the grounds the proposed alterations to the ground floor cloakroom didn't conform to the Lifetime Home Standards, noting the wet floor area needed to remain. Members also made further objection on the grounds the proposed access to the site was via a green area adjacent to the site which would compromise the flood protection zone; Members agreed that if application was passed, the applicant should utilise their own space to allow works access.

Application: 17/01052/FUL. 1a Thorpe Road, Hawkwell SS5 4EP. Convert existing bungalow to five bedroomed chalet with pitched roof front dormers and flat roof rear dormer and rear extension.

Members had no objections to the application.

Application: 17/01060/CM. The Westerings Primary School, Sunny Road, Hawkwell. Construction of a detached building to provide three new classrooms to accommodate 90 pupils, 7 new car parking spaces, cycle and scooter provision, relocated adventure playground, internal refurbishment and associated infrastructure.

Members had no objection to the application.

For information:

Application:17/01000/LDC. Bluebell Cottage, Mount Bovers Lane, SS5 4JE.
Application for a Lawful Development Certificate for a proposed use – single storey rear extension, hip to part gable and creation of porch and rooms in roof space.
Members noted the application.

Application: 17/01055/LDC. 275 Main Road, Hawkwell SS5 4NR.
Application for a Lawful Development Certificate for proposed single storey rear extension.
Members noted the application.

The Chairman declared the meeting closed at 7:38pm.

Chairman