

**Minutes of the meeting of the  
PLANNING COMMITTEE  
held on Thursday 23<sup>rd</sup> October 2025 at 11:30am  
in the Parish Office, Hawkwell Village Hall, Main Road, Hawkwell**

**Cllrs present:** Chair Mrs M Weir, J Dunkley, L Fane, Mrs L Massey (from 11:35am), S May, Miss Ward.

**PL 25/25 Receive apologies for absence:**

Apologies were received from Cllr C Morris.

**PL 25/26 Declarations of any:**

**a) Disclosable Pecuniary Interest;**

**b) Other Registrable Interest;**

**on any matter on the agenda for 23<sup>rd</sup> October 2025:**

No declarations were made.

**PL 25/27 Public Forum:**

No members of the public were present.

**PL 25/28 Approve Minutes of the Planning Committee meeting held on 29<sup>th</sup> September 2025:**

Members **approved** the minutes of the Planning Committee meeting held on 29<sup>th</sup> September 2025.

**PL 25/29 Rochford District Council (RDC) Spatial Options Call for Sites launch – report attached:**

Members noted that RDC had re-opened the Call for Sites. It was further noted that anybody could submit a potential site, even those who did not own the land they submitted.

*Cllr Mrs L Massey entered the meeting at 11:35am.*

Members reviewed the confirmed submissions for Hawkwell in the last Call for Sites in 2021:

| <b>Call for Site Reference</b> | <b>Area/land</b>           | <b>Comment</b>                                                                                                                                                                                        |
|--------------------------------|----------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| CFS002                         | Land at Nursery Corner     | Members felt the parcel of land would be suitable for community infrastructure and services, such as a community clinic.                                                                              |
| CFS017                         | Greenacres, Victor Gardens | Members felt too much infrastructure would be required should the area be designated as housing. Members therefore felt the designation should be for green infrastructure and biodiversity net gain. |

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|--------|----------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| CFS020 | Land rear of St Mary's Church, Rectory Road              | Members agreed to request the site be withdrawn from the Call for Sites given the area had unsuitable access for any development. Should the request be declined, Members felt the area should be designated as green infrastructure and biodiversity net gain.                                                                                                                                           |
| CFS036 | Land adjacent to Rectory Terrace, off of Rectory Rd      | Members felt the parcel of land would be better suited to housing and would be a better alternative to a large housing site. Members felt smaller infills of land would be far more practical and have less impact on the area's failing infrastructure, opposed to large housing developments. Members felt it was important that RDC included smaller developments in their housing allocation numbers. |
| CFS045 | Belchamps Scout site, Holyoak Lane                       | Members felt the existing area was important when it came to community infrastructure and biodiversity net gain. Members also agreed the area could be used for school expansion, given its proximity to Westerings.                                                                                                                                                                                      |
| CFS049 | 72 Main Road                                             | Members noted the proximity to Mount Bovers and reiterated the issues they felt Mount Bovers development would cause. However, Members agreed should the Mount Bovers development go ahead, community infrastructure would be essential and agreed the site would be well positioned for such community infrastructure.                                                                                   |
| CFS082 | Land behind Ironwell Lane and Hall Road                  | Members requested this land be withdrawn, noting its huge importance to green infrastructure. Members felt any development on this land would constitute urban sprawl between Hawkwell and Rochford. Members also noted the land was arable farmland.                                                                                                                                                     |
| CFS088 | Land between The Brambles and Bo Via, Clements Hall Lane | Members agreed the site would be suitable for housing development.                                                                                                                                                                                                                                                                                                                                        |
| CFS093 | Greenacres and adjacent land, Victor Gardens             | Members felt the land should be designated as green infrastructure and biodiversity net gain.                                                                                                                                                                                                                                                                                                             |
| CFS118 | The Paddock by Clements Hall Way, Rectory Road           | Members noted their previous objection to development on this site, given it was a green corridor. Members agreed the land should be requested to be withdrawn.                                                                                                                                                                                                                                           |

|                 |                                |                                                                    |
|-----------------|--------------------------------|--------------------------------------------------------------------|
| CFS219 & CFS132 | Ivanhoe Nursery, Ironwell Lane | Members agreed the site would be suitable for housing development. |
| CFS140          | Old Nursery, Ironwell Lane     | Members agreed the site would be suitable for housing development. |

Members discussed the importance of having a balanced view when it came to housing, noting the numbers RDC had to adhere to while also taking into account the views of local residents. It was **agreed** that Council's view was that smaller infills of land for housing were a better solution opposed to large housing developments which had a faster and greater impact on the local infrastructure.

## **PL 25/30 Planning Applications:**

### **Responsibility: Delegated**

Application: 25/00695/FUL. 15 Macintyres Walk, Rochford SS4 3ED.

Proposed single storey rear extension with roof lights.

Members had no objections to this application.

Application: 25/00685/FUL. Ashingdon Medical Centre. 57 Lascelles Gardens, Rochford SS4 3BW.

Members had no objections to this application.

Application: 25/00723/FUL. 24 Nutcombe Crescent, Hawkwell SS4 1RT

Single storey rear extension and proposed loft conversion, front pitched roof dormer and flat roof rear dormer with associated internal alterations (revised scheme.)

Members had no objections to this application.

Application: 25/00741/FUL. 12 Thorpe Road, Hawkwell SS5 4EP

Construct detached outbuilding with rooflights in rear garden.

Members had no objections to this application.

The Chair declared the meeting closed at 12:53pm.

Chair