

PLANNING & ROAD TRAFFIC COMMITTEE**SAFFRON WALDEN TOWN COUNCIL**

MINUTES of the PLANNING & ROAD TRAFFIC COMMITTEE held in the COUNCIL CHAMBER of the TOWN HALL on **Thursday 9th August 2018 at 7.30pm**

Present: Cllrs Eastham, K Eden, S Eden, Fairhurst and Gadd

Also Present: Chloë Fiddy (Town Council/ Admin), Inger and Kevin O'Meara, Theresa and Keith Penfound

P & RT 594-18	Apologies for absence Apologies were received and accepted from Cllrs Coote and Shah.
P&RT 595-18	Declarations of Interest Cllrs Fairhurst and Freeman declared generic non-pecuniary interests as District Councillors for Uttlesford District Council (UDC) and as a Members of UDC Planning Committee.
P & RT 596-18	Public Speaking Time Ingar O'Meara spoke on agenda item 9d
P & RT 597-18	Minutes of the Planning and Road Traffic meeting on 26th July 2018, at 7.30pm The minutes were approved and signed.
P & RT 598-18	Swan Meadow Car Park Committee noted verbal update from Cllr Rolfe that decision is to be published in the autumn.
P & RT 599-18	Breaches and alleged breaches of planning control Committee noted that Town Council officers have contacted UDC to enquire: a) ALLEGED BREACH OF PLANNING CONTROL – WORKS HAVE COMMENCED ONSITE CYCLE PATH/ACCESS AND PRE-COMMENCEMENT CONDITIONS OF PLANNING PERMISSION UTT/16/2210/OP HAVE NOT BEEN DISCHARGED ADDRESS - LAND EAST OF LITTLE WALDEN ROAD, SAFFRON WALDEN • Why Town Councillors were initially told that there had been a breach of planning control and then told that there had not.

	<p>b) ENF/17/0285/C – Change of use without consent – Siting of storage containers – Unit 24 Shire Hill Saffron Walden</p> <p>The District Council received the above complaint in respect of the above location.</p> <p>An investigation has found that there was a breach, however application submitted and approved therefore no further action will be taken and the file on this investigation will now be closed.</p> <ul style="list-style-type: none"> • Why the retrospective planning permission did not come before the Town Council <p>And that answers are awaited.</p> <p>Cllrs Gadd and Fairhurst provided an update on point a. to the effect that there had been no breach.</p>
P & RT 600-18	<p>Bus Study by David Corke</p> <p>Committee noted bus study carried out by David Corke on behalf of the Neighbourhood Plan and extended its thanks for his work.</p>
P & RT 601-18	<p>Town Council Response to Regulation 19 Local Plan</p> <p>Committee considered report as proposed response to the Uttlesford District Local Plan and approved it with some changes which were made during the meeting.</p>
P & RT 591-18	<p>Planning Applications:</p> <p>The following planning applications were considered and responses agreed:</p>
A	<p>UTT/18/1878/LB Retention of the removal of a modern lean-to conservatory, three replacement windows, siting of air conditioning unit and vehicular gate. 67 High Street. (Please note amended application form and location plan – the application relates to No.67 <u>not</u> 67a High Street as was previously notified – all other information remains the same).</p> <p>Noted, no objections.</p>
B	<p>UTT/18/1891/FUL* New footpath. The Common, Common Hill.</p> <p>No comment.</p>
C	<p>UTT/18/1904/LB* Reinstatement of the original Ha-ha wall. Bridge End Garden.</p> <p>No objections subject to approval by conservation officer.</p>

D	<p>UTT/18/1965/HHF Erection of part two storey and part single storey rear extensions and front porch. Extension of roof space to create additional accommodation. Demolition of garage and erection of storage shed. 2 Ashdon Road.</p> <p>To object on grounds of: Proposal being overbearing Proposal would overlook neighbours and cause loss of amenity Proposal does not allow for vehicular access to be in forward gear both in and out of the property, and it would be unsafe for pedestrians, cyclists and other vehicles for vehicles to be reversing onto Ashdon road either to or from the property.</p>
E	<p>UTT/18/1967/HHF* Amendments to existing extension to form habitable space, including new roof and roof lights. 7 Hollyhock Road.</p> <p>Noted, no objections.</p>
F	<p>UTT/18/1970/FUL Installation of 2 no. Portakabin buildings to provide Nursery Teaching Space for a temporary period of 156 weeks. Dame Johane Bradbury School Ashdon Road.</p> <p>Noted, no objections.</p>
G	<p>UTT/18/2012/HHF Removal of existing rear single storey extension and erection of two-storey side and single storey rear extension. 105 Rowntree Way.</p> <p>Object on grounds of over-development.</p>
H	<p>UTT/18/2028/FUL Demolition of existing two semi-detached dwellings, erection of 4 no. dwellings (plots 1-4), change of use and extension of former Police Station to form 3 no. dwellings (plots 5-7), construction of cantilevered garden with parking below to the rear, closure of existing East Street vehicular access and alterations to frontage wall – revisions to scheme approved under UTT/17/3662/FUL. Former Police Station East Street.</p> <p>To note the application with no objections but to add an informative note to the Town Council's response being that the Council expresses concerns regarding the impact of this development on the street scene of East Street. The proposed new residential properties should seek to be an integral part of the existing street scene with minimal disruption to the current view and vista of East Street.</p>
I	<p>UTT/18/2029/LB Alterations and extensions for former Police Station to form 3 no. dwellings - to include: repair and restoration of window frames, alterations to access to main front door, removal of internal partitions, creation of doorway from existing window on eastern elevation, pitched roof and 1st floor extension to former stable block, addition of conservation roof lights and addition of garden rooms to rear. Alterations to existing front boundary wall - revisions to scheme approved under UTT/17/3663/LB. Former Police Station East Street.</p>

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J	UTT/18/2033/FUL Change of use from redundant agricultural barn to automotive electrical repair centre including external and internal alterations. Barn at Stonebridge Farm, Little Walden Road. No objections.
K	UTT/18/2100/HHF* Erection of two storey extension to replace existing external stairs. 35 Hill Top Lane. No objections.
	* application submitted by a member or officer of Saffron Walden Town Council
P & RT 592-18	Urgent Information Items There were no urgent information items
P & RT 593-18	Date and time of Next Meetings Planning & Road Traffic Committee meeting on Thursday 23 rd August 2018

The Chairman closed the meeting at 9.50 pm.