

FELSTED PARISH COUNCIL
Minutes of the Planning Committee Meeting held on
14 November at 7:30 pm in the United Reformed Church Hall Committee Room.

Present: Councillors, Richard Freeman (Acting Chair), Alan Mackrill and Nicholas Hinde

Apologies for absence were received from Councillor Andy Bennett.

1. Minutes of previous meetings

Notes and Minutes from previous meetings were deferred until the next meeting when Cllr Woodhouse was present.

2. New applications considered:

[UTT/17/2710/FUL](#)

Adjacent to 1 Park Cottages, Littley Park Lane, Hartford End

Demolition of outbuildings and the erection of 2 no. dwellings together with new access.

Comment: The proposal, if permitted, would be an overdevelopment of the site. The proposed access to Plot B is questionable because of the need for visibility splays. The proposed reduction of parking space for 1 Park Cottages is such that no turning space would be provided. The site is better suited to a single new dwelling.

[UTT/17/2935/LB](#) and UTT/17/2936/HHF

Great Greenfields, Gransmore Green, Felsted

Section 73A Retrospective Listed Building application for (and Planning application for retention of) remodelling and reduction in volume of upper floor extension, alterations to single storey rear extension, internal re-planning within rear later section of dwelling, alterations to joinery, and lantern enclosure and alterations to existing linked basement.

Comment: Provided that

- *the reparations to the original listed building meet the requirements of the Conservation Officer*
- *any further changes are closely monitored*
- *other conditions are enforced,*

the Parish Council has no further objections.

[UTT/17/2941/DFO](#)

Land South of Kinvara Business Centre, Gransmore Green

Details following outline approval UTT/16/0059/OP. Details of layout - revised scheme to that approved under [UTT/16/2953/DFO](#).

No comment.

[UTT/17/2957/HHF](#)

Four Winds, Main Road, Willows Green

Proposed new level access, clear opening to front door and level access parking to front. New rear access platform and ramp.

No comment.

[UTT/17/2958/CLP](#)

Four Winds, Main Road, Willows Green

Certificate of lawfulness for proposed single storey side extension.

No comment.

[UTT/17/3085/HHF](#)

16 Evelyn Road, Willows Green

Proposed front and side extensions. Re-roofing including provision of dormer windows.

Alterations including replacement roof to conservatory, with associated works.

Comment: The proposed development risks dominating neighbouring properties, which are all bungalows or chalet bungalows.

3. Decisions received since 19 October:

[UTT/17/1368/HHF](#) and UTT/17/1369/LB

The Barn, Evelyn Road, Willows Green

Conversion of existing cart lodge garage, first floor accommodation for home office use inc. extension for access and boot room.

Permission Granted 26 September 2017.

[UTT/17/2444/HHF](#)

1 Chaffix, Felsted

First floor rear extension.

Permission Granted 31 October 2017.

[UTT/17/2526/HHF](#)

Whitegates, Main Road, Willows Green

Demolition of existing garages and garden sheds. Proposed single storey rear, front and side extensions and rooflights. Alterations to driveway/front boundary fence to form a secondary access.

Permission Granted 27 October 2017.

[UTT/17/2553/HHF](#)

5 The Copse, Bannister Green, Felsted

First floor side extension.

Permission Granted 3 November 2017.

[UTT/17/2623/HHF](#)

Fairfield House, Bakers Lane, Felsted

Proposed single storey side extension to existing detached garage.

Permission Granted 20 October 2017.

4. Other urgent business:

It was agreed that the Council should be represented at HM Inspector's Inquiry into the North Essex Strategy to be held in January, especially on the days when the subjects under examination were relevant to the impact on infrastructure of the proposed West of Braintree development. Cllr Bennett was likely to be best informed about this.

5. Next Meeting

Next meeting: Tuesday 19 December at 7:30 pm, URC Committee Room.

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Committee Chairman
19 December 2017.