

FELSTED PARISH COUNCIL

**Planning Committee Meeting
Tuesday 16th July online at 6pm**

AGENDA

1. Apologies for Absence
2. Declarations of Interest
3. Public Forum
4. Approval of Minutes of Previous Meeting
5. New Applications to be considered
6. Decisions received since 18th June
7. Appeals to be considered
8. [To Consider the Great Bardfield Neighbourhood Plan Consultation](#)
9. Draft Local Plans - [Uttlesford DC](#), [Braintree DC](#)
10. Other Urgent Planning Business and Future Dates

5. New Applications to be considered

[UTT/24/1413/LB](#) / [UTT/24/1410/HHF](#)

Cressages 2 Cressages Close Bannister Green

Replacement of metal and timber windows with timber windows.

[UTT/24/1683/HHF](#) / [UTT/24/1684/LB](#)

The Bungalow 1 Aylands Farm Bannister Green

Demolition and replacement of side extension, demolition and replacement of detached cart lodge outbuilding and addition of solar panels to rear roof elevation of Aylands Bungalow.

6. Decisions received since 18th June

[UTT/24/1096/CLE](#)

Land East Of Poplars Gransmore Green Lane

Use of existing building as a single dwellinghouse.

Permission Granted - 19th June 2024

[UTT/24/1078/OP](#)

Watchouse Farm Bannister Green

Outline application with all matters reserved except access for the erection of 4 no. dwellings.

Permission Granted - 24th June 2024

[UTT/24/0687/FUL](#)

Land East Of Chelmsford Road

A mixed-use development comprising village convenience store, along with dedicated parking facilities including a multi-use parking and overspill area, together with an external area for farmers market supported by a cafe including disabled WC provision. 3no. self-contained management offices, and 3no. dwellings comprising two 2 bedroom wheelchair adaptable bungalows and one 4 bedroom wheelchair adaptable chalet bungalow with home office and a dedicated 2m footpath route.

Permission Refused - 25th June 2024 *'it introduces built form in the countryside with urbanising effects, failing to recognise the intrinsic character and beauty of the countryside. The proposal, results in the introduction of significant built form creating a visual barrier to this open rural character, to the detriment of the character and appearance of the countryside. The adverse impacts of the development significantly and demonstrably outweigh its limited benefits.'*

[UTT/24/1174/FUL](#)

Land Off Stevens Lane

S73 application to vary condition 2 (approved plans) of UTT/23/2556/DFO (Details following outline application UTT/23/0047/OP for 1 no. dwelling - details of appearance, layout and scale) - position of dwelling.

Permission Granted - 5th July 2024

[UTT/24/1314/HHF](#)

Post Office House Hartford End

New detached single garage

Permission Granted - 10th July 2024

[UTT/24/0411/FUL](#)

Princes Halfyards Stebbing Road

Proposed demolition of stables/outbuildings. Construction of 2 no. dwellings and conversion of barn 4 to an annexe to Plot 2.

Permission Granted - 10th July 2024

7. Appeals to be considered

[UTT/22/3513/FUL](#)

APP/C1570/W/24/3343021

Land East Of Chelmsford Road

A mixed-use development comprising a relocated and improved village convenience store, incorporating a Post Office, together with area for farmers market, cafe, three first floor offices with dedicated parking facilities and multi use overspill area.

Together with nine dwellings comprising a 1 bedroom apartment, two 2 bedroom houses, two 3 bedroom apartments, two 4 bedroom semi detached houses, one 4 bedroom detached house, and a 5 bedroom chalet style bungalow with dedicated 2m footpath routes.

C. L. Schorah.

Clare Schorah,
Assistant Clerk to the Council
8th July 2024

Residents who wish to attend the on-line Planning Committee meeting are requested to email the Assistant Clerk on asstclerk@felsted-pc.gov.uk before 5pm on Monday 15th July

Residents wishing to make comments on Planning Applications or view other comments can go to the Uttlesford District Council Website: <https://publicaccess.submitted.uttlesford.gov.uk/online-applications>.

To find out more about Appeals please go to the Planning Inspectorate Website: <https://acp.planninginspectorate.gov.uk>