

Wickham Bishops Parish Council

Parish Councillors

I S F MacGregor (Chairman)
Mrs A Mickelsen (Vice Chairman)
H M Bass
P J Bates
R J E Mundell
S J Nicholas
Mrs R M Pink CBE
B F Sayers
I D Wardrop



Winner Best Kept Village 2008, 2015
3rd Place Essex Village of the Year 2015
www.wickhambishopsparishcouncil.org

Parish Clerk

Mrs L J Rowland
Wickham Bishops Parish Council
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MINUTES Of Planning Committee Meeting held Friday 20th January 2017 at 11.30am in the Village Hall Boardroom	
Item	Subject
17P/001	Those Present and Apologies for Absence Apologies for absence were given by Cllr Sayers. In his absence, Cllr Mickelsen was elected Chairman of the meeting. In the Chair: Cllr Mickelsen Present: Cllrs Bass, MacGregor, Wardrop; the Clerk; three members of the public.
17P/002	Declaration of Interests and Compliance with the Ethical Framework There were no Declarations of Interest.
17P/003	Public Forum Two members of the public spoke against application RES/MAL/16/01475 - The Summer House Back Lane
17P/004	Planning Applications <i>Cllr Bass refrained from voting on the following planning applications due to the potential for him to vote at the District Council planning meeting.</i> Applications: HOUSE/MAL/16/01398 - 10 Holt Drive Wickham Bishops No letters of representation had been received by the Parish Council. Councillors noted that five objections had been lodged with Maldon District Council. A member of the public joined the meeting. Councillors considered that the proposal would occupy the full width of the plot, with the porch forward of the established building line. Councillors remarked that the new upstairs rear windows could give extensive overlooking of the neighbouring rear gardens. The potential for loss of light to the garden of number 8 was noted. For these reasons, the Committee concluded the application would result in an inappropriate and overbearing form of development out of keeping with the locality, due to its size, height and massing, and would cause an unacceptable degree of harm to the amenity of the neighbours, contrary to Submission Local Development Plan Policy D1 – <i>Design Quality and Built Environment</i> . Resolved: The Planning Committee recommended refusal. Proposed Cllr MacGregor, seconded Cllr Wardrop. WTPO/MAL/16/01515 - 11 Heathgate Wickham Bishops No letters of representation had been received. A report from the Wickham Bishops Tree Warden had been received, which supported the proposal. Resolved: The Planning Committee recommended approval with condition that a qualified Tree Surgeon undertake the work. Proposed Cllr Mickelsen, seconded Cllr MacGregor. RES/MAL/16/01475 - The Summer House Back Lane Wickham Bishops Four letters of objection had been received. Reasons for objection included the increase in size of the proposed dwelling, the addition of a third storey, layout alterations and tree removal, all contrary to the plans approved at Appeal for this site.

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	<p>Councillors recognised the principle of development of the site was established and compared the proposal to the plans and conditions established by the Appeal. Councillors noted that the proposed near-50% increase in size, third storey, tree removal and layout alterations were contrary to the Appeal conditions.</p> <p>Councillors considered that the dwelling would appear visually intrusive in the rural landscape due to its size, height, massing and proportions and would result in an overdevelopment of the plot. For these reasons the proposal was contrary to Submission Local Development Plan Policy D1 – <i>Design Quality and Built Environment</i>.</p> <p>Resolved: The Planning Committee recommended refusal. Proposed Cllr Mickelsen, seconded Cllr MacGregor.</p> <p>LDP/MAL/17/00004 - Orchard Cottage 11 Handleys Lane</p> <p>No letters of representation had been received. The Clerk explained that the application had been referred to the Planning Committee due to the lack of width dimensions on the drawings.</p> <p>A member of the public left the meeting.</p> <p>Councillors noted that the application would result in an improvement to the street-scene by replacing a tired outbuilding with a lower, less visually intrusive, building. Councillors were grateful to the District Council for bringing the application to their attention and had no comments to make on its validity under Permitted Development rights.</p> <p>A member of the public left the meeting.</p> <p>There were no delegated recommendations and no appeal decisions to note.</p> <p>The decisions made by Maldon District Council were noted.</p>
17P/005	<p>Dates of Future Meetings</p> <ul style="list-style-type: none"> - Tuesday 31st January 2017 Parish Council Meeting at 7.30pm - Friday 24th February 2017 Planning Committee Meeting at 11.30am
17P/006	Close of Meeting 12.15pm