



*Clerk to the Council*

Anthony-Louis Belgrave

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1<sup>st</sup> March 2019

**TO: MEMBERS OF THE PLANNING COMMITTEE**

You are hereby summoned to attend a meeting of the **PLANNING COMMITTEE** which will be held on **Wednesday, 6<sup>th</sup> March 2019** at the **Parish Council Offices**, Hainault Road, Chigwell at **7.30pm** to transact the business shown in the Agenda below.

Anthony-Louis Belgrave

**Clerk to the Council**

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**AGENDA**

**1. RECORDING OF MEETINGS**

Members of the Public and Councillors are asked to note that in accordance with Standing order 3 (i) photographing, recording, broadcasting or transmitting the proceedings of a meeting may take place.

**2. APOLOGIES FOR ABSENCE**

To **RECEIVE** any apologies for absence.

**3. OTHER ABSENCES**

To **NOTE** any absences for which no apology has been received.

**4. CONFIRMATION OF MINUTES** 



To **APPROVE**, as a correct record, the Minutes of the Planning Committee held on 21<sup>st</sup> February 2019.



## 5. DECLARATIONS OF INTEREST

To **RECEIVE** any Declarations of Interest by Members

- *A Member with a personal interest in a matter must consider whether it is a “prejudicial interest” (i.e. prejudicial to the public interest).*
- *A Member must consider him/herself as having a prejudicial interest if it is a personal interest which a member of the public with knowledge of the relevant facts would regard as so significant and particular that it could prejudice the Member’s judgement of the public interest.*
- *Members are asked to **NOTE** that if a planning issue is for discussion at both Parish and District level and Councillors sit on both authorities it should be made clear that the Councillor/s will reconsider the matter at District level, taking into account all relevant evidence and representations at the District level.*

Any Member who is unsure if a personal interest needs to be declared should consult the Clerk for clarification.

## 6. REPRESENTATIONS FROM MEMBERS OF THE PUBLIC

To **NOTE** any representations made by members of the public with regard to Planning Applications due to be considered by the Parish Council.

*In accordance with the agreed procedure (Minute No. 251), no speaker shall be heard unless he/she has given the Clerk notice of intention to speak by 2.00pm on the day preceding the meeting; no more than three members of the public may speak on any one application; there is a time limit of 2 minutes per speaker (unless there is only one speaker when the limit is 3 minutes); no more than 15 minutes shall be allocated to this item except at the discretion of the Chairman of the Meeting.*

## 7. PLANNING APPLICATIONS

- 7a) To **CONSIDER** the following applications, received for the weeks ending 15<sup>th</sup> February 2019 and 22<sup>nd</sup> February 2019 (*at the request of the District Council, the Case Officer’s name now appears below the application number in italics*).

1.	EPF/0283/19 <i>Robin Hellier</i>	Cedar Park High Road Chigwell IG7 5AL <i>Ms Roisin Mahoney</i>	TPO/EPF/14/96 (Ref: W2) T0780: Yew - Crown lift to 2.6m, as specified.
<p>If you are viewing this report in an electronic format, press ctrl &amp; click on the link below to view related documents including plans:</p> <p><a href="http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620213">http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620213</a></p>			



2.	EPF/0273/19 <i>Sukhdeep Jhooti</i>	5 Tomswood Road Chigwell IG7 5QP <i>Mr Zia Yaqub</i>	Application for Variation of Condition 2 on <b>EPF/1442/18</b> . Condition 2 :-"Materials to be used for the external finishes shall match those of the existing building". (Erection of a single storey ground floor side extension with first floor side extension, increased roof height, loft conversion with two front & rear dormers).
<p>If you are viewing this report in an electronic format, press ctrl &amp; click on the link below to view related documents including plans:</p> <p><a href="http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620203">http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620203</a></p>			
3.	EPF/0323/19 <i>Marie-Claire Tovey</i>	Highwood Pudding Lane Chigwell IG7 6BY <i>Mr Luke Craft</i>	Application for Variation of Condition 15:- "houses, outbuildings & structures shall be demolished in line with the planning approval" for <b>EPF/2997/18</b> . (Demolition of two existing dwellings & associated ancillary outbuildings with erection of x2 no. new dwellings with garages).
<p>If you are viewing this report in an electronic format, press ctrl &amp; click on the link below to view related documents including plans:</p> <p><a href="http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620336">http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620336</a></p>			
4.	EPF/0277/19 <i>Muhammad Rahman</i>	12 Stradbroke Drive Chigwell IG7 5QX <i>Mr Maher Matin</i>	Single storey rear extension with a flat roof ( <b>Amendment to EPF/0978/17</b> ).
<p>If you are viewing this report in an electronic format, press ctrl &amp; click on the link below to view related documents including plans:</p> <p><a href="http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620207">http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620207</a></p>			



5.	EPF/0345/19 <i>Jonathan Doe</i>	160 Manor Road Chigwell IG7 5PX <i>Carlisle Property Group</i>	Application for variation of Condition 2 "development permitted will be completed strictly in accordance with approved drawings" for <b>EPF/3438/17</b> . (Change to consented application <b>EPF/0385/17</b> . Building slightly extended & internal layouts changed to allow x9 no. flats. Rear extension at basement level, compliant parking & updated landscape).
<p>If you are viewing this report in an electronic format, press ctrl &amp; click on the link below to view related documents including plans:</p> <p><a href="http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620413">http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=620413</a></p>			
6.	EPF/3289/18 <i>Sukhdeep Jhooti</i>	Land adjacent to Coppersfield Lodge Hainault Road Chigwell IG7 6QX <i>Mr Boota Singh Nijjer</i>	Erection of x 2 no. new dwellings with associated access, parking and gardens.
<p>If you are viewing this report in an electronic format, press ctrl &amp; click on the link below to view related documents including plans:</p> <p><a href="http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=618296">http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&amp;DOC_CLASS_CODE=PL&amp;FOLDER1_REF=618296</a></p>			

7b) To **CONSIDER** any other planning applications received since the agenda was prepared.

7c) To **NOTE** the following Applications, which are provided for information. The District Council cannot accept comments on these Applications:

1.	EPF/0279/19 <i>James Ruffini Davis</i>	The Paddock Grove Lane Chigwell IG7 6JQ <i>Mr Simon Campbell</i>	Application for Approval of Details Reserved by Condition 16 "any evidence of potential contamination" for <b>EPF/0329/17</b> . (Demolition of existing stables and warehouse and erection of x12 no. semi-detached dwelling houses and associated landscaping).
2.	EPF/0358/19 <i>David Baker</i>	15 Forest Lane Chigwell IG7 5AF <i>Mr Malik</i>	Prior approval for a 8 metre deep single storey rear extension, height to eaves 2.8 metres and overall height 3 metres.



3.	EPF/0301/19 <i>James Ruffini Davis</i>	Little London Farm Gravel Lane Chigwell IG7 6DQ <i>J Parrish, L Goodson and J Daffin</i>	Application for Approval of Details Reserved by Condition 9 of <i>EPF/2173/16</i> . Condition 9;- "detailed remediation scheme", (Demolition of existing buildings and erection of 2 detached houses with detached double garages including formation of new vehicular access).
4.	EPF/0370/19 <i>Shannon Murphy</i>	1 Tomswood Road Chigwell IG7 5QP <i>Blackhall Building &amp; Construction Ltd</i>	Application for Approval of Details Reserved by Conditions 3,6,7,9,10 & 14 for <i>EPF/0840/18</i> . Condition 3:-"Construction Method Statement", 6:-"full specification of and a programme for works to the oak tree", 7:-"Tree Protection Plan Arboricultural Method Statement and site monitoring schedule", 9:-" documentary and photographic details of the types and colours of the external finishes ", 10:-" details of fencing and means of access for service vehicles", 14:-"wheel washing or other cleaning facilities", (Proposed apartment block of x7 no. flats on the site at 1 Tomswood Road).

## 8. DECISIONS BY EPPING FOREST DISTRICT COUNCIL

### 8a) Applications on which the Parish Council had no objections where permission has been GRANTED.

*NONE*

### 8b) Applications on which the Parish Council raised comments where permission has been GRANTED.

*NONE*

### 8c) Applications on which the Parish Council had no objections where permission has been REFUSED.

*NONE*

### 8d) Applications on which the Parish Council raised comments where permission has been REFUSED.

*NONE*



**9. ENFORCEMENT NOTICE DECISION**

Members are asked to **NOTE** that a decision has been completed in respect of the Enforcement Notice: **ENF/0623/18**: two-storey dwelling not built as described in submitted plans. The decision is: No breach of planning control has been revealed at: Shepherds Nursery, Chase Lane, Chigwell, Essex, IG7.

Members are asked to **NOTE** that a decision has been completed in respect of the Enforcement Notice: **ENF/0006/19**: extension not built as described in submitted plans. The decision is: Planning permission has now been granted: 27 Meadow Way, Chigwell, Essex, IG7 6LR.

Members are asked to **NOTE** that a decision has been completed in respect of the Enforcement Notice: **ENF/0634/18**: un-approved development. The decision is: No breach of planning control, due to Permitted development status granted at: 15 Maypole Drive, Chigwell, Essex, IG7 6DE.

**10. EXCLUSION OF THE PUBLIC AND THE PRESS** 

In the event that the Agenda contains Exempt (blue) pages, to **CONSIDER** the following motion to be proposed by the Vice Chairman:

*“That the public and the press be excluded from the meeting, the Council believing that publicity would be prejudicial to the public interest by reason of the confidential nature of the business about to be discussed.”*

**There is ONE confidential item to be noted.**

Anthony-Louis Belgrave  
Clerk to the Council