

NAZEING PARISH COUNCIL

Minutes of the meeting of the Planning Committee held on Thursday 11th February 2016 at 7:30pm at the Leisure Centre, Bumbles Green, Nazeing.

Members present: Cllrs Joslin (Chairman), Casey, DiMaria, Gross, Frydrych, Shorter.

Also present: Lorraine Ellis (Clerk), 3 Members of the Public.

These minutes are subject to ratification at the next meeting.

1. Apologies for absence:

Cllrs Arnold, Carter & Evans.

2. Declarations of Interest:

Cllr Shorter non pecuniary interest in all planning applications.

Cllr Frydrych non pecuniary interest in planning applications 8c & 8d and pecuniary interest in planning application 8i.

Cllr Joslin non pecuniary interest in planning application 8j.

3. Approval and signing of minutes:

The minutes of the meeting of the Planning Committee held on 28th January 2016 were approved and signed by the Chairman of Planning with no amendments.

4. Intelligent LED Lighting Solutions and Funding: Presentation by David Collett (Manager Director SESCO) and Andy Karia (Group Chief Executive Officer LiteLux) with Manoj Tank (Commercial Director LiteLux).

David Collett explained SESCO's involvement. They are an independent project management company offering energy efficiency solutions with no capital investment from their clients. Their holistic solution is tailored to homeowners and commercial businesses which includes multiple energy efficiency and renewable technologies like LED, Solar, Biomass, etc. They arrange & obtain funding so that the Council can implement new lighting and make savings from day 1. Fund providers use a reputable company to supply the lights with a 7 - 10 year warranty so that the lights continue to work and provide the saving.

Andy Karia covered the different street lights and brought some examples to show the Cllrs. Litelux use good quality components to improve the life of the light, back up options built in and with control features available for problem reporting.

It was agreed the Litelux would do an inventory of the street lights for the Council (The Clerk to supply further details, as requested by Litelux). This would enable David to pursue funding the project to replace the street lights with energy saving ones and with a control feature. The proposals will then be considered by the Council.

5. Possible Residential Development, St Leonard's Road: Discussion as to Council's views relating to the ongoing Management of any Sports Facilities provided on the site. Note: No Planning Application has been received by the Parish Council.

The Council would prefer freehold rather than a peppercorn rent / leasehold option and would take on responsibility of the management of the Sports Facility.

6. Communications:

a) "Clean for the Queen" campaign. Support from EFDC contact Paul Coletti on 01992 564806 or cleanfortheQueen@eppingforestdc.gov.uk. National clean up weekend 4th - 6th March 2016 and the local clean up weekend of the 14th - 15th May 2016. Noted. Details to be forwarded to Cllr Frydrych.

7. Enforcement Notices/Appeals:

The following Enforcement Cases (closed) were noted.

Reference	Address	Breach	Result	Officer
0289/15	55 Shooters Drive Nazeing	Front dormer no Planning Permission	1	DT
0452/15	Woodside Barn (Oak Tree Farm) Paynes Lane Nazeing	Roadway/access created across field	1	CM

Result

1 = Planning Permission Granted

8. Planning Applications: The following applications were considered:

(a) **Application No:** EPF/0032/16 **Officer:** James Rogers

Applicant Name: Mr John Wines

Location: 72 North Street Nazeing Waltham Abbey Essex EN9 2NW

Proposal: Extension of lowered kerb onto the drive approx 3.500 metres.

Resolved – no objection.

(b) **Application No:** EPF/0038/16 **Officer:** James Rogers

Applicant Name: Mr G H Challis

Location: 53 North Street Nazeing Waltham Abbey EN9 2NH

Proposal: Existing dropped kerb extended.

Resolved – no objection.

(c) **Application No:** EPF/0093/16 **Officer:** Steve Andrews

Applicant Name: Mr Salvatore Orlando

Location: Halston Nursery Hoe Lane Nazeing Waltham Abbey EN9 2RJ

Proposal: Re-Site approved new dwelling approximately 3 metres to the North of position approved in planning application EPF/0826/14

Resolved – no objection.

(d) **Application No:** EPF/3201/15 **Officer:** James Rogers

Applicant Name: Mr S King

Location: Presdale Farm House Hoe Lane Nazeing Waltham Abbey EN9 2RJ

Proposal: Removal of existing agricultural building and erection of two detached dwelling houses with detached garages.

Resolved – no objection.

(e) **Application No:** EPF/3226/15 **Officer:** Steve Andrews

Applicant Name: Mr & Mrs Richard and Sandra Hodder

Location: 112 Old Nazeing Road Broxbourne Herts EN10 6QY

Proposal: Demolition of store and single storey side extension. Construction of two storey side extension.

Resolved – no objection.

(f) **Application No:** EPF/3252/15 **Officer:** James Rogers
Applicant Name: Mr Osman Ibrahim
Location: Beverley Farm 6 Bumbles Green Lane Nazeing Waltham Abbey EN9 2SG

Proposal: Two storey side and rear extension, front and rear dormer windows.

Resolved – no objection.

(g) **Application No:** EPF/3270/15 **Officer:** Jill Shingler
Applicant Name: Mr Gianni Orlando
Location: Oakleigh Nursery Paynes Lane Nazeing Waltham Abbey EN9 2EU

Proposal: Erection of new gates and fences

Resolved – no objection.

(h) **Application No:** EPF/3275/15 **Officer:** Jill Shingler
Applicant Name: Mr Giovanni Orlando
Location: Oakleigh Nursery Paynes Lane Nazeing Waltham Abbey EN9 2EU

Proposal: Change of use of part of packing shed to single dwelling unit for nurse worker (retrospective)

Resolved – no objection but if permission is granted it be subject to a condition that the single dwelling is only used for an agricultural worker employed at the nursery and that the site is cleaned up for the agricultural workers.

(i) **Application No:** EPF/0110/16 **Officer:** Graham Courtney
Applicant Name: Mr M Frydrych
Location: Spinney Nursery Hoe Lane Nazeing Waltham Abbey EN9 2RJ

Proposal: Erection of 2no. four bedroom detached dwellings

Cllr Frydrych left the room for the duration of discussion on this planning application.

Resolved – no objection.

(j) **Application No:** EPF/0135/16 **Officer:** Steve Andrews
Applicant Name: Mr Danny Whiddon
Location: Church Cottage Betts Lane Nazeing Waltham Abbey Essex EN9 2DB

Proposal: Refurbishment and conversion of detached barn for ancillary residential use to Church Cottage.

Resolved – no objection.

This is provided for information only, EFDC do not normally accept comments on this application.

(k) **Application No:** EPF/0131/16 **CLD Officer:** Jill Shingler
Applicant Name: Mrs Dawn Harper
Location: Stoneshot Farm Hoe Lane Nazeing Waltham Abbey EN9 2RN

Proposal: Certificate of Lawful Development for proposed extension to warehouse.

Resolved – no comment.

9. Amended Planning Applications: The following application was considered:

(a) **Application No:** EPF/2548/15 **Officer:** Graham Courtney
Location: Hillview, St Leonards Road, Nazeing, Waltham Abbey, Essex, EN9 2HQ

Proposal: Demolition of existing house and erection of 2 two bedroom flats and 4 one bedroom flats. The 4 ground floor flats to be provided for disabled residents and their families. (Reconsultation Revised plans).

Amended Plans/Application/Description received by EFDC.

Resolved – no objection.

10. Financial Matters.

a) To consider the quotes for tree/hedge work required at Leisure Centre, Bumbles Green, bush/hedge work required at Elizabeth Close play area and removal of old noticeboards.

All 3 quotes were approved by all the Cllrs, providing that no trip hazard is left following the removal of the noticeboards at the Triangle & Aerodrome corner.

11. Information Items and other items for next agenda:

Cllr Joslin gave a brief update: an amended draft contract has been sent to Mr Ellerbeck's solicitors and is hopefully now in an agreed format.

12. Date of next meeting of Planning Committee. 25th February 2016, 7:30pm.

Meeting closed at 10pm.

Signature of Chairman:

Date: