
MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON**TUESDAY 3 DECEMBER 2013 AT 6.02 P.M.****IN THE COUNCIL CHAMBER, COUNCIL OFFICES, WEELEY**

Present: Councillors Heaney (Chairman), Challinor (Vice-Chairman), Brown, Candy, Fawcett, Howard, Johnson, Simons, Turner and White.

Also Present: Councillors G V Guglielmi (Planning and Corporate Services Portfolio Holder) and McWilliams

In Attendance: Head of Planning (Catherine Bicknell), Democratic Services Officer (Michael Pingram), Planning Development Manager (Clare David) and Senior Solicitor (Michael Gibson-Davies)

65. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS

Apologies for absence were submitted on behalf of Councillor G L Mitchell (with Councillor Turner substituting) and Councillor McLeod.

66. MINUTES OF THE LAST MEETING

The minutes of the last meeting of the Committee held on 5 November 2013 were approved as a correct record and signed by the Chairman.

67. DECLARATIONS OF INTEREST

Councillor Heaney declared a personal interest in respect of Planning Application 13/00014/TPO, Land off Springhill Close, Great Bromley, CO7 7HU by virtue of the fact she was a Ward Member for Great Bromley.

68. PROVISIONAL TREE PRESERVATION ORDER - 13/00014/TPO - LAND OFF SPRINGHILL CLOSE, GREAT BROMLEY, CO7 7HU

The Committee was requested to determine whether the provisional Tree Preservation Order, made in respect of woodland on land off Springhill Close, Great Bromley, should be confirmed, confirmed in a modified form or allowed to lapse.

It was moved by Councillor Challinor seconded by Councillor Johnson and **RESOLVED** that the Tree Preservation Order be confirmed.

69. PLANNING APPLICATION - 13/00038/OUT - SAXONS LODGE COLCHESTER ROAD, WEELEY, CLACTON-ON-SEA, CO16 9AG

The Committee had before it the published Officer report containing the key planning issues, relevant planning policies, planning history, any response from consultees, written representations received and a recommendation of approval, together with aerial images of the site.

An update sheet was circulated to the Committee prior to the meeting with details of a consultation response and one objection.

It was moved by Councillor Candy, seconded by Councillor Turner and:

RESOLVED that: (a) the Head of Planning be authorised to grant planning permission for the development subject to the following conditions:

1. Standard time limit for submission of reserved matters (appearance and landscaping) and commencement of development.
2. A Construction Method Statement to be submitted and approved
3. All off street parking facilities to be provided in accordance with current Parking Standards
4. Details of the provision for parking of powered two wheelers and bicycles to be submitted and approved
5. Vehicular turning facility for service and delivery vehicles of at least size three dimensions to be submitted and approved
6. Means of access to be provided in accordance with the approved drawings
7. The infrastructure improvements (new footways and the closure of the gaps in the splitter island) to be provided in accordance with the approved details
8. The provision and implementation of a Travel Plan
9. Foul sewage details to be submitted and approved
10. Sustainable drainage system details to be submitted and approved
11. Development to be carried out in accordance with approved plans
12. Use restricted to Class B1(Business) only
13. Broadband infrastructure to be provided

(b) the reserved matters application be referred to the Planning Committee for determination in due course.

(c) an informative be sent to the Applicant to advise them that the Council, as the planning authority, will require the reserved matters application to illustrate a high standard of design and to be of a scale and use of materials that is sympathetic to its rural setting.

70. PLANNING APPLICATION - 13/00998/FUL - LAND ADJACENT 287 HARWICH ROAD, LITTLE CLACTON, CO16 9PZ

The Committee had before it the published Officer report containing the key planning issues, relevant planning policies, planning history, any response from consultees, written representations received and a recommendation of approval, together with aerial images of the site.

Following discussions by the Committee, it was moved by Councillor Candy seconded by Councillor Turner and:

RESOLVED that the Head of Planning be authorised to grant planning permission for the development subject to the following conditions:-

1. Standard time limit for commencement
2. Development in accordance with submitted plans
3. Details of boundary treatment
4. Construction of vehicular access prior to occupation
5. Pedestrian visibility splays
6. No unbound material within 6 metres of highway
7. Provision of parking and turning area prior to occupation
8. Details of parking, loading and turning area and wheel underbody washing during construction

71. ANY OTHER ITEMS WHICH THE CHAIRMAN DECIDES ARE URGENT

There were none.

The meeting was declared closed at 6.32 p.m.

Chairman