



PLANNING COMMITTEE

DATE:	Tuesday, 19 December 2023
TIME:	5.00 pm
VENUE:	Committee Room - Town Hall, Station Road, Clacton-on-Sea, CO15 1SE

MEMBERSHIP:

Councillor Fowler (Chairman)
Councillor White (Vice-Chairman)
Councillor Alexander
Councillor M Cossens
Councillor Everett

Councillor McWilliams
Councillor Placey
Councillor Sudra
Councillor Wiggins

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DATE OF PUBLICATION: Monday, 11 December 2023

AGENDA

5 Report of the Director (Planning) - A.1 - 23/01145/FUL - 87 Hungerdown Lane, Lawford, CO11 2LY (Pages 1 - 2)

Proposed erection of 1 no. dwelling in lieu of Prior Approval of 1 dwelling, subject of application 23/00739/COUNOT.

Date of the Next Scheduled Meeting

The next scheduled meeting of the Planning Committee is to be held in the Committee Room - Town Hall, Station Road, Clacton-on-Sea, CO15 1SE at 5.00 pm on Tuesday, 16 January 2024.

Information for Visitors

FIRE EVACUATION PROCEDURE

There is no alarm test scheduled for this meeting. In the event of an alarm sounding, please calmly make your way out of any of the fire exits in the hall and follow the exit signs out of the building.

Please heed the instructions given by any member of staff and they will assist you in leaving the building and direct you to the assembly point.

Please do not re-enter the building until you are advised it is safe to do so by the relevant member of staff.

Your calmness and assistance is greatly appreciated.

TENDRING DISTRICT COUNCIL

PLANNING COMMITTEE

ALTERATIONS AND ADDITIONS TO PLANNING COMMITTEE

19th December 2023

Note from Head of Planning and Building Control: Please be aware that as of today a new NPPF was issued by government (Dec 2023) that replaces the September 2023 edition. On review, it is not considered that there are implications for the Items being considered sufficient to alter any recommendation or understanding of impact of the proposals on this agenda. There are occasion paragraph reference changes that may need to be taken into account.

https://assets.publishing.service.gov.uk/media/65819679fc07f3000d8d4495/NPPF_December_2023.pdf

AGENDA ITEM A.1

23/01145/FUL - 87 Hungerdown Lane, Lawford, CO11 2LY

One dwelling in lieu of dwelling granted under 23/00739/COUNOT

It is recommended to include an additional planning condition to read as follows:

CONDITION: Prior to the first occupation of the hereby approved dwellinghouse, the existing agricultural building (subject of 23/00739/COUNOT and shown as being demolished on drawing P01c) on the site must be completely demolished and all materials resulting therefrom shall be cleared from the site.

REASON - The development hereby permitted has only been supported on the basis that the existing agricultural building be removed from the site to justify their replacement with a single dwelling which ordinarily would be contrary to the development plan which directs new development to sites within settlement development boundaries.

AGENDA ITEM A.2

23/01514/FUL - 5 Brook Street, Manningtree, CO11 1DJ

Change of use from residential to office

No updates.

AGENDA ITEM A.3

23/01312/FUL - Fir Tree House, Plough Road, Great Bentley, CO7 8NA

Proposed erection of detached dwelling with new vehicular access

In relation to the extant planning permission at this site, 20/01618/FUL, a Discharge of Conditions Application has been submitted for the only pre-commencement condition relating to this application (Condition 13 – Landscaping) under application reference 23/01687/DISCON. This application was approved by the local planning authority on 08.12.2023. The submission and approval of this application shows clear intent from the

applicants to carry out the previously permitted development under application reference 20/01618/FUL, giving significant weight to the extant permission which serves as a material planning consideration of some weight.

AGENDA ITEM A.4

Enforcement Report, November 2023