

MINUTES

PLANNING COMMITTEE held at THAXTED GUILDHALL on THURSDAY 21st FEBRUARY 2019 AT 7:30pm

PRESENT: Cllr. T. Frostick (Vice Chairman), Cllr R William, Cllr J Miller, Cllr I Stewart, Cllr J Spencer, Cllr A Wattebott, Cllr A Howells. Cllr W Brazier.

Also Present: 2 members of the public

Committee membership, All councillors.

1. APOLOGIES FOR ABSENCE

Cllrs; Victoria Knight (Chairman) David Morgan, Andrew Frater

2. DISCLOSURE OF INTERESTS

The Council Declares that they unanimously declare a Pecuniary interest as a body on application UTT/19/0098

3. PUBLIC REPRESENTATIONS

To receive public representations for a period not exceeding ten minutes on matters relating to the Agenda

A member of the public spoke to ask why there are no electric charging points on application 0098. The reason are that this application began prior to this agreement.

A member of the public comments on application 0098, that the site is an opportunity, as part of the NP, what this is against is the local plan and why you are applying for something which is not in the spirit of the NP

4. PLANNING APPLICATIONS

To agree the Council's observations on the following applications:

UTT/19/0098/FUL PROPOSAL: 1 no. Dwelling and detached garage

LOCATION: Land Adjacent Levetts Bardfield Road

RESOLVED to make NO COMMENT

UTT/19/0274/FUL PROPOSAL: Conversion and extension of barn to form single dwelling house

LOCATION: Barn At Prouds Farm Walden Road

RESOLVED to SUPPORT

UTT/18/3530/FUL PROPOSAL: Demolition of the Old Telephone Exchange and the erection of four terraced dwellings with car park and access

LOCATION: Land East Of Weaverhead Lane Thaxted CM6 2LZ

RESOLVED to OBJECT

Summary of objection – The Council consider this overdevelopment, incorrect information provided by the applicant which has been separately email directly to the planning department. Thaxted Parish Council have NOT agreed the sale of any land connected to this development.

Therefore, the access is factually incorrect stating 8M when in fact it is 6.7m which would greatly impact on highways visibility. The roof height of the buildings should also be reduced, and the removal of permitted development rights be stipulated to enforce no additional bedrooms be created within the loft space, this would be in keeping with Policy GEN2. There is not adequate parking for the proposed development with only 7 spaces shown where the recommendation would be a minimum of 8 Contra to Policy GEN8. Given the correct measurements this leaves no manoeuvrability for vehicles to turn therefore reversing out on to the highways on a dangerous and very well used bend almost opposite the doctor's surgery which is contra to policy GEN1.

Chairman's Signature