

# Ongar

Town Council



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## Agenda

### TO ALL MEMBERS OF THE PLANNING & ENVIRONMENT COMMITTEE

You are hereby summoned to a meeting of the PLANNING & ENVIRONMENT COMMITTEE to be held on 2<sup>nd</sup> March 2021 commencing at 8.00 P.M. for the transaction of business as set out below. Members of the public and press are invited to attend via zoom. Town Clerk is inviting you to a scheduled Zoom meeting.

A handwritten signature in black ink, appearing to read 'M Letch'.

Michael Letch, Locum Clerk

Join Zoom Meeting

<https://us02web.zoom.us/j/89078389105?pwd=OStsZk5kaEdkWUtPQXFvQzA5WFRIUT09>

Meeting ID: 890 7838 9105

Passcode: 509240

- PL13/20 Those present and apologies for absence**  
**Motion.** The council to record and accept apologies for absence.
- PL14/20 Declaration of Disclosable Pecuniary Interests.**  
Members of the Council are subject to paragraphs 6 (DPIs), 7 (Other Pecuniary Interests) and 8 (Non-Pecuniary interests) of that Code. Members are also subject to paragraphs 9-11 of that Code as regards declaration of interests and participation in the meeting insofar as any item of business involves such an interest.
- PL15/20 Public participation.**  
To receive any representations from members of the public. The maximum time allowed for this item is 15 minutes. A member of the public shall not speak for more than three minutes.
- PL16/20 To agree the minutes of the Planning Committee meeting minutes of 2<sup>nd</sup> February 2021**  
**Motion.** The minutes of the meeting are approved as a true record.
- PL17/20 Correspondence**  
To note TPO/EPF/02/21 - Land adjacent to 1 Boarded Barns Cottages, Fyfield Road, Ongar, Essex,
- PL18/20 To consider planning applications**  
**EPF/0215/21** - Mrs Susan Paine - Location: Land to the rear of 34 The Gables Ongar CM5 0GA  
Proposal: TPO/EPF/14/03 (Ref: T21) T1: Ash - Crown reduce to previous points.

**EPF/0209/21** - Mrs Frances Frost - Location: 6 Marks Avenue Ongar CM5 9AY Proposal: Demolition of an existing garage & store & construction of a two-storey side extension (Revised application to EPF/2491/20 – EFDC Reason for refusal: *The proposed part single part two storey side/rear extension, by reason of its angled design does not appear as a subservient extension to the host house. It thus, fails to complement or enhance the appearance of the existing building, and would also have a harmful effect to the character and appearance of the area, contrary to policies CP2 & DBE10 of the adopted Local Plan 1998 & 2006, policies DM9 & DM10 of the Local Plan Submission Version 2017, and paragraphs 124 & 127 of the NPPF 2019.*)

**For information only:-**

EPF/0068/21 - Mr John Reynolds - Ongar And District Sports Club Love Lane Ongar CM5 9BL Proposal: Application for Approval of Details Reserved by Condition 3 "details of surface water disposal" for EPF/0509/20. (Single storey extension to the existing D2 community building to provide additional team changing rooms, and other ancillary uses in the association with the existing Love Lane playing fields).

EPF/0123/21 - Mr Tony Martin - Location: Hillside House Drapers Corner Ongar CM5 9LS Proposal: Certificate of Lawful Development for a proposed new outbuilding to include a double garage to front, study, gym, shower and utility room. Existing garage and outbuilding to be demolished.

EPF/0264/21 - Mr James Caan - Location: Central House High Street Ongar Essex CM5 9AA Proposal: Application for approval of details reserved by condition 16 'Verification report' on planning approval EPF/2064/15 (Demolition of existing single storey outbuilding and erection of new 3 storey mixed use building comprising 5 flats and 2 shops)

EPF/0273/21 Officer: Mr Tom Page - Location: 28 Acres Avenue Ongar CM5 0BH Proposal: Application for a Lawful Development Certificate for a proposed single storey rear extension and front porch.

**PL19/20 To note planning decisions**

**EPF/1873/20** Mr Sinfield Land adj. George House High Street Ongar CM5 9JG - Development: Variation of condition 2 'Plan no's' on planning approval EPF/2786/17 (Erection of 2 no. three bed dwellings, replacement for existing lodge for George House (renewal of existing planning permission ref. EPF/1726/14) - loft conversions. **Grant Permission (With Conditions)**

**EPF/1899/20** Mrs Niki Eldon 36 Bowes Drive Ongar CM5 9AX 9/10/2020 - Development: A canopy porch to the front of the house. **Grant Permission (With Conditions)**

**EPF/2260/20** Mr & Mrs Williams 77 Coopers Hill Ongar CM5 9EF - Development: Single storey rear extension and vehicle crossover and parking space provision. **Grant Permission (With Conditions)**

**EPF/2279/20** Thomas Blackshaw 8 Kimpton Close Ongar CM5 0BQ 7/10/2020 - Development: Two storey rear extension, with refurbishment and changes to the existing window and door layout in the existing building. **Grant Permission (With Conditions)**

**EPF/2296/20** Ms Nicky Bowers 32 Elstar Road Ongar CM5 0FQ 9/10/2020 - Development: Loft conversion with front and rear dormer windows and rooflight window to the front. **Grant Permission (With Conditions)**

**EPF/2304/20** Mr S Harris 20 Marks Avenue Ongar CM5 9AY - Development: Garage conversion and extension. **Grant Permission (With Conditions)**

**EPF/2376/20** Tekacac 20 St Peters Avenue Ongar CM5 0BT - Development: Application for Variation of Condition 4 'Opening hours' for EPF/2298/12. (Change of use to allow the premises to be used as a takeaway (Class A5). (Revised Application). **Grant Permission (With Conditions)**

**EPF/2386/20** Mr Richard Newton 82 Longfields Ongar CM5 9DE - Development: Proposed extension to existing front and rear dormers & an Infill single storey rear extension - **As Amended Full Planning Grant Permission (With Conditions)**

**EPF/2461/20** Mr and Mrs Dennis and Janet Leyhane 6 The Spinney Ongar CM5 9HP - Development: Demolition of conservatory, garage conversion and creation of single storey rear extension removing parapet and adding two gable roofs over the existing and proposed extensions. **Grant Permission (With Conditions)**

**EPF/2484/20** Mrs Jackie Trelease 1 Vale Cottages High Ongar Road Ongar CM5 9LZ - Development: Demolition of existing garage and the construction of a single storey rear and side extension incorporating a new single garage (Revised application to EPF/1843/20). **Grant Permission (With Conditions)**

**EPF/2491/20** Mrs Frances Frost 6 Marks Avenue Ongar CM5 9AY - Development: Demolition of existing garage and store and construction of a part single and part two storey side/rear extension, and the construction of a pitched roof across the existing front bay. **Refuse Permission**  
**OTC commented: No objection**

**EPF/2532/20** Mr Adam Squire 23 Bowes Drive Ongar CM5 9AU - Development: Single storey rear extension. - **Grant Permission (With Conditions)**

**EPF/2557/20** Mr Nick Asker 43 Green Walk Ongar CM5 9HR - Development: Proposed two storey rear extension. (Revised application to EPF/1770/20). **Grant Permission (With Conditions)**

**EPF/2303/20** Mr S Harris 20 Marks Avenue Ongar CM5 9AY - Development: Application for a Lawful Development Certificate for a Proposed hip to gable loft conversion with rear dormer and Juliet balcony. Lawful Development Certificate - **Decision: Lawful**

**EPF/2374/20** Mr Joe Curtis 14 Marks Avenue Ongar CM5 9AY - Development: Application for a Certificate of Lawful Development for a proposed hip to gable loft conversion. Lawful Development Certificate. **Decision Lawful**

**EPF/2464/20** Russell Benton 18 Marks Avenue Ongar CM5 9AY - Development: Certificate of lawful development for a proposed hip to gable roof extension and rear dormer window in connection with a loft conversion including Juliet balcony. Lawful Development Certificate - **Lawful**

**EPF/2566/20** Mr Tony Martin Hillside House Drapers Corner Ongar CM5 9LS - Development: Application to determine if Prior Approval is required for a Larger Home Extension measuring 8.00 metres, height to eaves of 2.34 metres & a maximum height of 4.00 metres. Prior Approval - Single Storey Rear Extensions **Prior Approval Not Required**

**EPF/2565/20** Mr Tony Martin Hillside House Drapers Corner Ongar CM5 9LS - Development: Prior approval for an additional storey on the existing property. Prior approval - Enlargement of a dwelling house by construction of additional storeys - **Prior Approval Required and Granted (with Conditions)**

**EPF/2675/20** Mr Billy Brown 5 Longfields Ongar CM5 9BZ - Development: Garage conversion to habitable room and creation of Juliet balcony to first floor rear elevation. **Grant Permission (With Conditions)**

**EPF/2676/20** Mrs Jodi Morley 3 Brookfields Ongar CM5 OAS - Development: Demolish rear shed and construct single storey rear extension. **Grant Permission (With Conditions)**

**EPF/2690/20** MS ROBERTSON 109 Woodland Way Ongar CM5 - Development: A single storey rear extension with pitched roof, conversion of integral garage and extension to rear of garage addition. Existing flat roof at front to become a pitched roof and front windows at first floor level to become level in heights. **Grant Permission (With Conditions)**

**EPF/2815/20** Ms Danella Azzopardi 108 Longfields Ongar CM5 9DF - Development: Single storey rear extension. **Grant Permission (With Conditions)**

**EPF/2633/20** Mr Loach 13 Turners Close Ongar CM5 9HH - Development: Application for a Lawful Development Certificate for a proposed loft conversion, including a rear dormer. Lawful Development Certificate - **Decision: Lawful**

**EPF/2671/20** Mr Brown 5 Longfields Ongar CM5 9BZ - Development: Certificate of lawful development for a loft conversion with rear dormer and Juliet balcony. **Decision: Lawful**

**EPF/2786/20** Mr Nolan Floreat House 13 Mayflower Way Ongar CM5 9AZ - Development: Application for a Lawful Development Certificate for a proposed hip to gable loft conversion with rear dormer including Juliet balcony. Lawful Development Certificate - **Decision: Lawful**

- PL20/20** To note enforcement decisions
- PL21/20** To consider progress on the Neighbourhood Plan
- PL22/20** To receive an update on EFDC Local Plan
- PL23/20** Matters for information
- PL24/20** Items for next agenda