

Ongar

Town Council

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Minutes of a meeting of the Planning & Environment committee Held on 17th August 2023 at the Council Offices, Bansons Way CM5 9AS.

- PLN95/23** **Those present and apologies for absence.**
Chair: Cllr Mendoza
Councillors: Gunn, Acornley, Barrell, Roberts, Eydmann, O'Neill, Walton
Present: Locum Clerk
Apologies for absence received from Cllrs Cole, Feetham, Vaz. Proposed Cllr Mendoza carried unanimously.
- PLN96/23** **Declaration of Disclosable Pecuniary Interests**
None.
- PLN97/23** **Public participation**
No members of the public present
- PLN98/23** **To agree the minutes of the Planning Committee meeting minutes of 20th July 2023**
Proposed Cllr Mendoza and carried unanimously.
- PLN99/23** **Correspondence**
Harlow and Gilston Member briefing.
- PLN100/23** **To consider specifying hedgehog portals as a requirement for new developments**
Noted.
- PLN101/23** **To consider planning applications: -**

[EPF/1638/23](#) – 46 Great Stony Park, Ongar
4 metre single storey rear extension.
No objection.

FOR INFORMATION

EPF/1668/23 – 11 Woodland Way, Ongar - Application for approval of details reserved by condition 3 'External Finishes', condition 5 'Surface Water Disposal', condition 7 'EVCP', condition 8 'Contamination', condition 10 Superfast Broadband' and condition 11 'Hard and Soft Landscaping' on planning permission EPF/1357/21 (PROPOSED NEW DWELLING)

EPF/1512/23 – 151-153 High Street, Ongar - Application for approval of details reserved by condition 11 'Archaeological Investigation' on planning permission EPF/1559/21 (Convert and extend existing building into a 1 bed dwelling)

PLN102/23 To note planning decisions:-

EPF/1044/23 – 21 Great Lawn, Ongar - Single storey rear extension. Approve with conditions.

EPF/1370/23 – 186 High Street, Ongar - Application for approval of details reserved by condition 6 'Landscaping' and condition 7 'Hard and Soft Landscaping' on planning permission EPF/0403/22 (The part change of use from Class E to C3 and internal alterations to create x1 1 bed, x1 3 bed . Approve.

EPF/1073/23 – 4 Bowes Drive Ongar – Front porch. Approve with conditions.

EPF/1075/23 – 4 Bowes Drive Ongar – Certificate of lawful development for proposed loft conversion. Lawful.

EPF/1021/23 – Budworth Hall, High Street - Internal alterations for disabled access (amendment to EPF/3284/21 and EPF/3293/21 LB). Approve with conditions.

EPF/0628/23 – 16 AND 18 Castle Street, Ongar - Alterations and extensions to no. 16 and no. 18 Castle Street Ongar to form one 3 bedroomed semi-detached dwelling (to be named in future as no. 18 Castle Street), Demolition of single storey extensions to no. 16 and no. 18 Castle Street. Refuse.

EPF/1191/23 – 21 Fairfield Road, Ongar – Single storey rear extension. Approve with conditions.

EPF/1452/23 – 14 Churchill Close, Ongar - Demolition of existing 2.7m x 5.1m single storey rear extension, and Prior approval to build of new single storey rear extension 4m x 6m. New extension brick work will match the existing brick work of the property and will measure 3 metres. Not required.

EPF/1157/23 – 63 Cloverley Road, Ongar - Application for approval of details reserved by condition 3 'External finishes', condition 7 'Surface Water disposal' and condition 10 – Approve.

EPF/0948/23 – Basons Yard, High Street, Ongar – Demolish the existing garage to make way for Demolish the existing garage to make way for the building of three new terraced town houses. The town house design is over three storeys and are in keeping with the local conservation area as-built style – Withdrawn.

EPF/1150/23 – Hall Farm, Greensted – Retrospective approval for the installation of (ground mounted) solar panels. Approve with conditions.

EPF/1180/23 – Rectory Barn, Church Lane, Off Fyfield Road, Ongar = Reduce size of house, including removal of first floor and lower height of roof – Approve with conditions.

EPF/0965/23 – Ongar Primary School, Milton Crescent, Ongar – The existing pitched roof is to be replaced with a Decra Elegance roofing system – Agree with conditions.

Noted.

PLN103/23 EFDC Planning Officers

A letter to be sent from the council to Epping Forest District Council concerning lack of planning officers' knowledge of the Ongar area. Officers should be made aware that rural communities differ from larger towns and cities that have good transport systems. A Neighbourhood plan has been produced that is enshrined in law, which lays out specific guidelines that must be followed by planners on specifics like design and parking. Further comment about the unreliability of comments uploaded to website.

PLN104/23 To note enforcement decisions

None received.

PLN105/23 Update from ONPCG on relevant planning matters

To be considered at full council.

PLN106/23 Matters for information

None received.

PLN107/23 Items for next agenda