



**Minutes of a meeting of the Planning committee on 15<sup>th</sup> May 2025 at 7pm  
Held at the Council Offices, Bansons Way CM5 9AS**

**PLN56/25 Those present and apologise for absence**

Chairman: Cllr Walton

Councillors: Vaz, Feetham, Eydmann, Barrell, Roberts, Gunn, Webb, O'Neill, Cole\*

Also present: Planning Clerk, Town Clerk, Press officer, Cllr Dadd, 1 member of the public

Apologies: Cllr Reay

Proposed Cllr Eydmann seconded Cllr Barrell carried unanimously.

**PLN57/25 Declaration of Disclosable Pecuniary Interests**

None received.

**PLN58/25 Public participation**

No members wished to address the meeting.

**PLN59/25 Appointment of Chair**

Deferred to Full Council

**PLN60/25 Appointment of Vice-Chair**

Deferred to Full Council

**PLN61/25 Reports (maximum 5 minutes)**

ONPCG – relevant planning matters and subcommittee Mary Dadd

District councillors on planning matters – Cllr Mary Dadd

**PLN62/25 To agree the minutes of Planning Committee meeting of the 17<sup>th</sup> April 2025**

Proposed: Cllr Gunn seconded Cllr Roberts carried unanimously.

**PLN63/25 Correspondence**

None received.

**PLN64/25 To consider planning applications:**

[EPF/0610/25](#) – 5 Mead Walk, Ongar

Demolition of garage and construction of a single storey front and side extensions.

*No comment.*

[EPF/0771/25](#) – Land opposite United Reformed Church, Stanley Place, Ongar  
TPO/EPF/02/10 (Ref: G1) - 7 x Lime: Crown reduce to previous points, as specified.  
*Proposed Cllr Roberts seconded Cllr Barrell to support this application - carried unanimously.*

[EPF/0561/25](#) - Unit 4 Basons Yard, Adjacent To, High Street, Ongar, CM5 9AA  
Demolition of existing garage and proposed three number terraced houses  
*Objection: doesn't meet minimum parking standards.*  
*Proposed Cllr Eydmann seconded Cllr Roberts carried unanimously.*

[EPF/0539/25](#) - Spring Meadow, 44 Castle Street, Ongar  
Proposed replacement garage and proposed new padel court.  
*Objection on basis of noise.*  
*Proposed: Cllr Mendoza seconded Cllr Barrell – 7 for, 1 against, 1 abstention.*

#### **FOR INFORMATION**

EPF/0805/25 - Land at Rectory Barn, Church Lane, Off Fyfield Road, Ongar  
Certificate of lawful development for Existing residential dwelling.  
*Noted.*

**PLN65/25**      **To note planning decisions**  
None received.

**PLN66/25**      **Discussion on when to review the Ongar Neighbourhood Plan**  
The Ongar Neighbourhood plan was adopted in 2022. It was developed by ONPCG and adopted by OTC.  
OTC will monitor the plan going forward and further discussions on this will occur during the planning committee's governance review in June

**PLN67/25**      **Discussion on covenant – Ongar Lorry Park/Ongar Bridge Motors Land**  
Planning committee request that clerks contact the holder of the covenant and urge them to enforce it and not relinquish it.  
Proposed Cllr Mendoza seconded Cllr Eydmann carried unanimously.

**PLN68/25**      **Update on EFDC meeting about recent planning issues**  
Cllr Walton reported that no further update at present – will keep committee informed.

**\*Cllr Cole joined the meeting**

**PLN69/25**      **Local sewage concerns in context of proposed new residential developments**  
No update – deferred to the next meeting.

**PLN70/25**      **To note enforcement appeals**  
EPF/0073/25 – 20 Great Lawn, Ongar – Side/rear two storey extension.  
*OTC reiterates its support to the resident's objection to the outbuilding which is over 2.4metres.*  
*Object to lawful development on the basis of outstanding action and breach of two policies (clarify with EFDC enforcement officer)*  
*Proposed Cllr Gunn seconded Cllr Webb carried unanimously.*

**PLN71/25      Matters for information**

Cllr Walton reported on his attendance at EFDC planning meeting where he addressed the planning application regarding Dyers.

He also updated members on the progress of the proposed developments in Ongar.

**PLN72/25**

**Items for next agenda**

- Reviewing governance of planning committee (including ONP monitoring)
- Update on sewerage
- Stewardship of Shelley recreation ground
- Review of outside spaces (to be discussed under governance)

Meeting closed at 8.01pm