

**MINUTES OF THE PLANNING & ENVIRONMENT COMMITTEE MEETING OF  
ONGAR TOWN COUNCIL HELD ON  
THURSDAY 28<sup>th</sup> May 2015 AT 7.30PM**

**PRESENT:**

Councillors:	S. Jackman (Chair)	J. Bicknell	J. Devonald
	C. Feetham	B. Freeman	A. Kaye
	J. Reynolds	D. Roberts	J. Rushton
	A. Wingfield		

Officer: A. Middlehurst (Town Clerk)  
E. Gough (Admin Assistant)

Public: 5 members of the public  
Press: 1 member of the press

**01/15 Apologies for absence**

Apologies were received from Cllr Gode (attendance at an award ceremony at EFDC); Cllr Bolden (annual leave); Cllr Browning (prior engagement); Cllr Hawkins (detained at work).

Cllr Fletcher absent without apology.

**02/15 Declarations of personal and/or prejudicial interest**

Cllr Reynolds declared a non-financial interest with regard item 06/15 (iii).

**03/15 Public participation session with respect to items on the agenda**

One member of the public addressed the committee on EPF/0660/14 (The Ongar Academy) to clarify the parking arrangements for this application.

One member of the public addressed the committee in support of planning application EPF/0739/15 - item 06/15 (i)

**04/15 To agree the minutes of the 30<sup>th</sup> April 2015**

The minutes of the meeting held on the 30<sup>th</sup> April 2015 were agreed as a true record and signed by the chairman.

**05/15 Clerk's Report**

None received.

Councillors agreed to consider item **07/15** (i) EPF/0660/14 as the next item of business.

**To consider planning application EPF/0660/14 – The Ongar Academy, Ongar Leisure Centre, Fyfield Road**

Application for a limited period (2 years) for modular units and associated facilities for school use (Class D1).

**RESOLVED TO WITHDRAW OBJECTION – unanimous vote received**

Previously councillors did not object to the provision of demountable classrooms in principle, but were very concerned at the effect this and a neighbouring proposed development could have on the car park at the Sports and Adult Education Centres which was already well used by residents and the staff and patients of the Ongar Medical Centre.

In light of clear confirmation that this issue has been addressed by the applicant and landowners, Ongar Town Council withdrew their objection as satisfactory arrangements for car parking have been achieved.

**AGREED**

- Write to Epping Forest District Council withdrawing our objection to this application and request clarification of the future of the site that presently provides parking for the Medical Centre and members of the public.

**06/15 To consider current Planning Applications:**

**RESOLVED NOT TO OBJECT** to the following applications:–

- EPF0970/15 – Mr & Mrs Dobson, 19 The Gables, Ongar  
Single storey orangery to rear.
- EPF/0982/15 – Mr Mann, 1 Bowes Bungalow, Epping Road, Ongar  
Single storey rear extension.
- EPF/0882/15 – Mr P Heaney, Greensted Croft, Greensted Road, Ongar  
Part demolition of existing outbuildings to be replaced by new outbuilding with carport in south part of the site.
- EPF/0770/15 – Mr K Fisher, 1 The Gables, Ongar  
Erection of front and rear dormer window roof extensions and erection of ground floor rear extension.
- EPF/0856/15 – Mr & Mrs Segal, 68 Mayflower Way, Ongar  
Proposed rear and side extension.

**RESOLVED TO OBJECT** to the following applications:–

- EPF/0829/15 – Mr J Reynolds, Oak House, 1A The Elms, Ongar  
Erection of detached garage with hipped roof.  
6 councillors objected and 4 councillors abstained to this application. The Council support the views of Epping Forest District Council regarding the visual impact of the garage on the street scene as submitted.

**RESOLVED NOT TO OBJECT but comment** on the following applications:–

- EPF/0739/15 – Mr M Brown, Hermitage Cottages, High Street  
Provision of new vehicular access, surfacing and gates (re-submission of EPF/0862/12).  
Councillors did not object to this application subject to the approval of both Epping Forest District Council's conservation officer and tree and landscape officer.
- EPF/1035/15 – Mr L Hillier, Greensted Hall, Church Lane, Ongar  
Councillors did not object to this application subject to the approval of the Epping Forest District Council's listed building officer.

**07/15 Item considered before item 06/15 due to public interest.**

**08/15 To consider an Appeal against a Refusal by EFDC on following application:-**

- EPF/2881/14 – Mr T Fry, 1 Shelley Rectory, Church Lane, Fyfield Road, Ongar  
Prior approval of proposed change of use of agricultural building to a dwelling house (Use Class C3) and associated operational development.  
Councillors unanimously noted this item.

**09/15 To note current Planning Applications for information only:**

- EPF/0651/15 – Mr S Dale, 6 Roding View, Ongar  
Prior approval for a 4.5 metre deep single storey rear extension, height to eaves 2.6 metres and overall height of 3.0 metres.
- EPF/0857/15 – Mr & Mrs Segal, 68 Mayflower Way, Ongar

- iii) Certificate of lawful development for a proposed roof extension to form rear dormer.  
EPF/0913/15 – Bloor Homes Eastern, Basons Yard, High Street, Ongar  
Application for approval of details reserved by condition 14 ‘Land Contamination’ of planning permission EPF/0461/13. (Redevelopment of hand car wash site including demolition of existing structures and hard standing and erection of 14 no. dwellings, including garages, parking, roadway, drainage and all ancillary works.)
- iv) EPF/0963/15 – Mr G Riordan, Bumbles, 120 Moreton Road, Ongar  
Application for approval of details reserved by condition 7 “Contaminated Land Phase 1” and condition 12 “Archeological Report”. For application EPF/2199/14 (Removal of existing buildings and erection of single dwelling house, including replacement of two existing vehicular accesses with one).

- Councillors noted this information.

**10/15 To note Determination & Works to Trees in Conservation Area for information only:-**

EPF/1091/15 – First Port Property Services, 24 Great Stony Park  
Goat Willow – Crown reduction of 30% and thin (EPF/40/11)

- Councillors noted this information.

**11/15 To note the decisions of EFDC on recent applications:**

- i) **EPF/0315/15 – Ms Emmalee Barry, 1 New House Farm Cottage, Stondon Road Ongar**  
Erection of new two storey dwelling adjacent to No.1 New House Farm Cottage.  
*Ongar Town Council did not object to this application.*     **GRANT PERMISSION**
- ii) **EPF/0501/15 – Mrs E Portman, 47 Kettlebury Way, Ongar**  
Proposed single storey rear extension.  
*Ongar Town Council did not object to this application.*     **GRANT PERMISSION**
- iii) **EPF/0502/15 – Mr P Borg-Neale, Kings Inn Hotel, 177 High Street, Ongar**  
Grade II Listed Building consent for alterations to the fire stack in the front bar, reinstatement of former doorway, removal of mezzanine floor, replacement fireplace and other alterations.  
*Ongar Town Council did not object to this application.*     **GRANT PERMISSION**
- iv) **EPF/0516/15 – Mr S Clark, Fermoy, Brentwood Road, Ongar**  
Single storey rear extension replacing existing.  
*Ongar Town Council did not object to this application.*     **GRANT PERMISSION**
- v) **EPF/0525/15 – Mrs T Sharp, The Cottage, Toot Hill Road, Toot Hill**  
Demolition of part of existing property and extension to provide large open plan living/kitchen/dining area and extension to rear to provide new bedroom and bathroom. Design amended further to planning refusal (EPF/2728/14).  
*Ongar Town Council did not object to this application.*     **GRANT PERMISSION**

**12/15 EFDC planning committee meetings**

Councillors Feetham, Jackman, Kaye and Wingfield were elected to speak on behalf of the Town Council at Epping Forest District Council’s planning committee meetings as required.

**13/15 CCTV**

Epping Forest District Council's request for permission to use the electricity supply from a Council owned street light column on the green next to parade of shops in St Peter's Avenue to power an additional cctv camera at no additional charge to the Town Council was considered.

**AGREED**

- Councillors unanimously voted in favour of EFDC's request

**14/15 PARKING ISSUES**

**AGREED**

- The Council to write to North Essex Parking Partnership and Essex Police with residents' concerns requesting they visit the site in question i.e. Stanley Place and provide feedback.

**15/15 Statement of Community Involvement – Public Consultation 14 May – 25 June 2015**

Councillors noted this document.

**AGREED**

- The Council to respond to Essex County Council thanking them for inclusion in this consultation and that Town Councillors have noted its contents.

**16/15 Terms of Reference**

The committee's Terms of Reference were reviewed.

**AGREED**

- Recommend for approval at Full Council

**17/15 Planning & Environment Committee Budget**

The committee budget as at 21<sup>st</sup> May 2015 was noted.

The meeting closed at 8.55 pm

**Open Forum**

**Signed:**

**Chair of the Planning & Environment Committee**

**Date:**