

**DEVELOPMENT CONTROL COMMITTEE held at COUNCIL OFFICES
LONDON ROAD SAFFRON WALDEN at 2.00 pm on 9 MARCH 2011**

Present:- Councillor J F Cheetham – Chairman.
Councillors C A Cant, C M Dean, C D Down, K L Eden, E J Godwin,
J I Loughlin, J E Menell, M Miller, D G Perry, J Salmon and C C
Smith.

Officers in attendance:- M Cox (Democratic Services Officer), N Ford (Senior
Planning Officer), M Jones (Planning Officer) C Oliva (Solicitor –
Litigation and Planning), M Ovenden (Head of Development Control),
A Taylor (Divisional Head of Planning and Building Control), C
Theobald (Planning Officer) and Maria Tourvas (Principal Planning
Officer).

DC76 APOLOGIES FOR ABSENCE AND DECLARATIONS OF INTEREST

Apologies for absence were received from Councillors E C Abrahams,
R Clover and L A Wells.

Councillor Perry and Councillor Eden declared a personal interest in
applications 1981/10/FUL and 0155/11/FUL Saffron Walden as a member of
Saffron Walden Town Council.

Councillor Smith declared a personal interest in application 0041/11/LB
Great Dunmow as a member of Great Dunmow Town Council.

DC77 MINUTES

The Minutes of the meeting held on 9 February 2011 were received, confirmed
and signed by the Chairman as a correct record.

DC78 SCHEDULE OF PLANNING APPLICATIONS

(a) Approvals

RESOLVED that planning permission and listed building consent be
granted for the following developments, subject to the conditions, if any,
recorded in the officer's report.

0115/11/FUL Saffron Walden – 2 detached dwellings and garages following
demolition of bungalow, alteration to vehicular and pedestrian access – 9 Hilltop
Lane for Seb Vallance.

Subject to an additional condition to require the removal of the garages.

0352/11/MA Elsenham – non material amendment to UTT/1936/10/FUL external walls to be rendered not boarded – 15 Hailes Wood Elsenham for N Watts.

(b) Refusals

RESOLVED that the following application be refused.

1981/10/FUL Saffron Walden– 27 retirement apartments, communal facilities and car parking – former Bell Language School, South Road, Saffron Walden for MCarthy & Stone Retirement Lif.

Reason: inadequate number of parking spaces, their inadequate dimensions and lack of affordable housing.

(c) District Council application

RESOLVED that pursuant to the Town and Country Planning (General) Regulations 1992, permission be granted for the development proposed subject to the conditions recorded in the officer's report

0041/11/LB Great Dunmow – Installation of secondary glazing – 2, 6, 8 and 10 Porters Yard, Church Street, Great Dunmow for Uttlesford District Council.

Subject to submission to GoEast as a District Council application.

(d) Authority to Head of Planning and Building Control

0189/11/FUL & 0163/11/LB High Easter – extensions and alterations to existing dwelling. Demolition of outbuildings and erection of new outbuildings and new entrance gates – Little Garnetts, Bishops Green for Mr and Mrs G Barker.

RESOLVED that the Head of Planning and Building Control, in consultation with the Chairman of the Committee, be authorised to approve the above application, subject to the conditions set out in the officer's report.

DC80

WILLOW TREE COTTAGE/THE ACORNS BROADFIELD ROAD TAKELEY

The Committee was asked to authorise the amendment of conditions imposed on planning permission UTT/1226/10/FUL Takeley on 17 November 2011. The proposed amendments would clarify the requirements of the conditions and ensure that they were capable of compliance. It was noted that the permission had not yet been issued because the resolution was subject to a section 106 agreement which had not yet been completed.

RESOLVED that the indicated conditions be removed or amended.

DC81 **PLANNING AGREEMENTS**

The Committee received the schedule of outstanding Section 106 agreements.

DC82 **APPEAL DECISIONS**

The following appeal decision had been received since the last meeting.

LOCATION	DESCRIPTION	APPEAL DECISION & DATE	SUMMARY OF DECISION
The Annexe The Green Man Bran End Stebbing	Appeal against refusal to grant planning permission for change of use of annexe to dwelling without any alterations to building. Revision to application No. UTT/060/09/FUL (Retrospective)	DISMISSED 3 Feb 2011	The Inspector concluded that the appellant's failure to explore uses other than residential was unacceptable. He referred to PPS7 which says it is for LPAs to set out policies for reuse and was critical that the appellant had failed to meet them. He recognised the benefit of an additional small dwelling but stuck to the policy line.

DC83 **SITE VISITS**

The meeting was informed that the application for the extension to the Waitrose Store in Saffron Walden was likely to be considered at the next meeting. A site visit would be held on the morning of the meeting.

Members had asked on a number of occasions for a tour of the district in order that they could view the results of planning permissions that had been granted by the Committee. It was agreed that a tour would be arranged after the May elections.

The meeting ended at 3.20 pm