

# Planning Committee

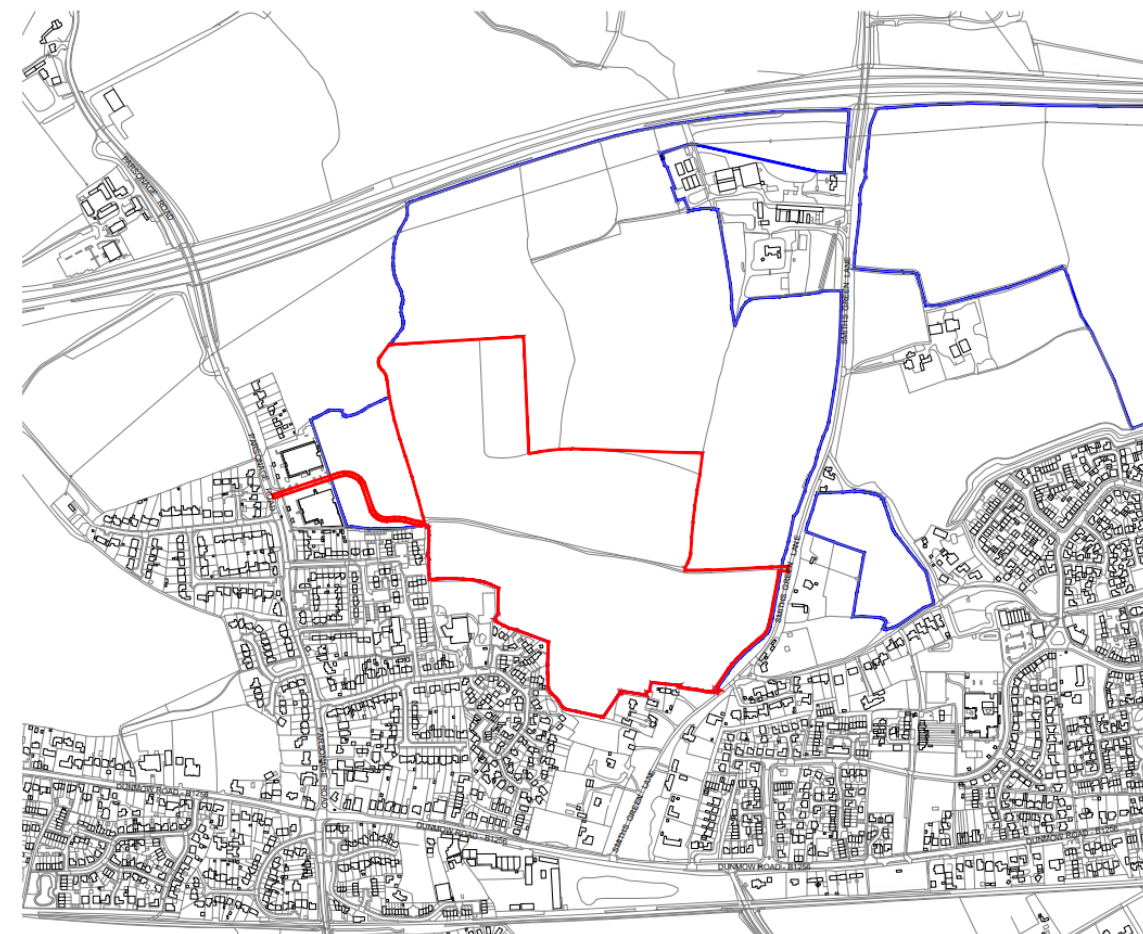
## 30 August 2023


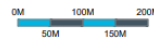

**UTT/23/1583/PINS**

**Bull Field, Warish Hall Farm**

**TAKELEY**

# LOCATION PLAN

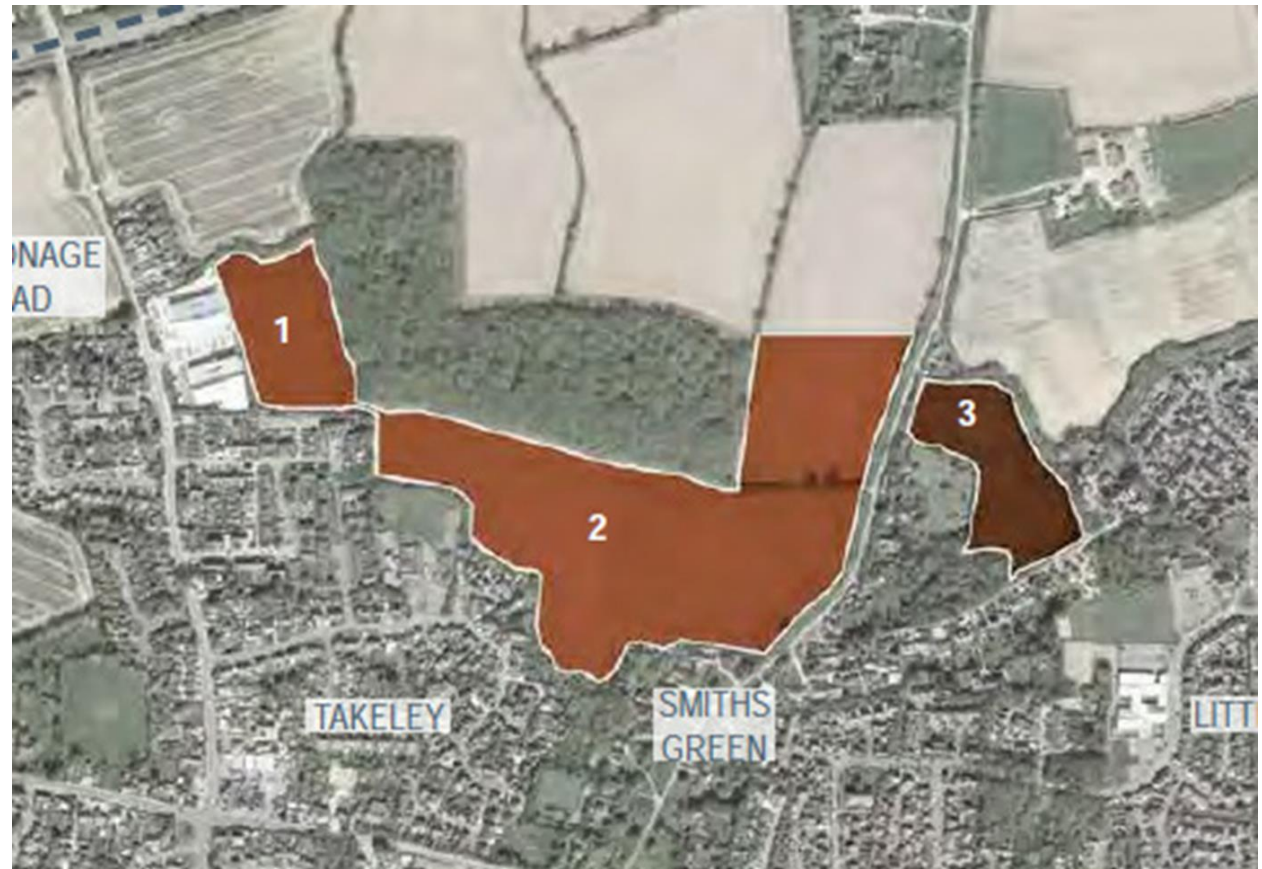


<b>Key:</b>			
<span style="color: red;">—</span>	APPLICATION BOUNDARY		
<span style="color: blue;">—</span>	OWNERSHIP BOUNDARY		
<b>Rev</b>			
-			
 			
<b>PLANNING</b>			
<b>Title</b>			
Site Location Plan			
<b>Site</b>			
BULL FIELD, TAKELEY			
<b>Date</b>	<b>Drawn</b>	<b>Checked</b>	
APRIL 2023	HM	PMR	
<b>Scale</b>			
1:5000@A3			
<b>Drawing No.</b>			<b>Rev</b>
WH202C_05_P_05.10			A
			
<b>Weston Homes</b>			
<b>General Notes</b>			
<p>This drawing is the property of Weston Homes Plc and is issued on the condition that it is not reproduced, disclosed or copied to any unauthorised person without written consent. Levels are in AOD unless otherwise stated. Dimensions are in millimetres unless otherwise stated. Weston Homes Plc must be informed of any drawing errors immediately in writing. This drawing is for planning purposes only.</p>			
© WESTON HOMES PLC			
<b>Head Office</b>		<b>London Office</b>	
Weston Group Business Centre, Partridge Road, Takeley, Essex, CM26 2PL T: 01279 873333		20 Finsbury Square, London, EC2A 4DF T: 0203 096 7838	
www.weston-homes.com   email: info@weston-homes.com			

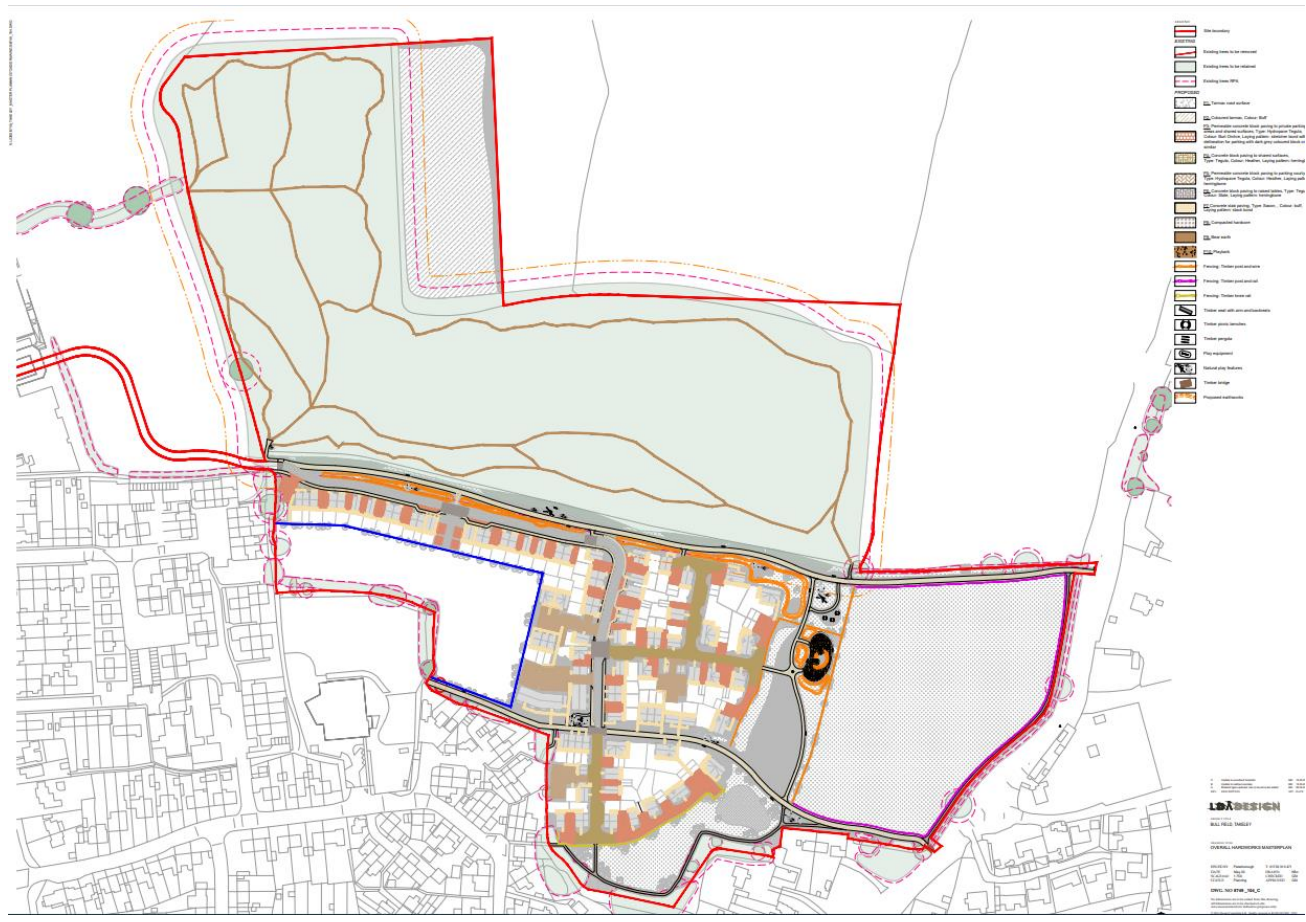
# Aerial Photograph



# Previous Application UTT/21/1987/FUL



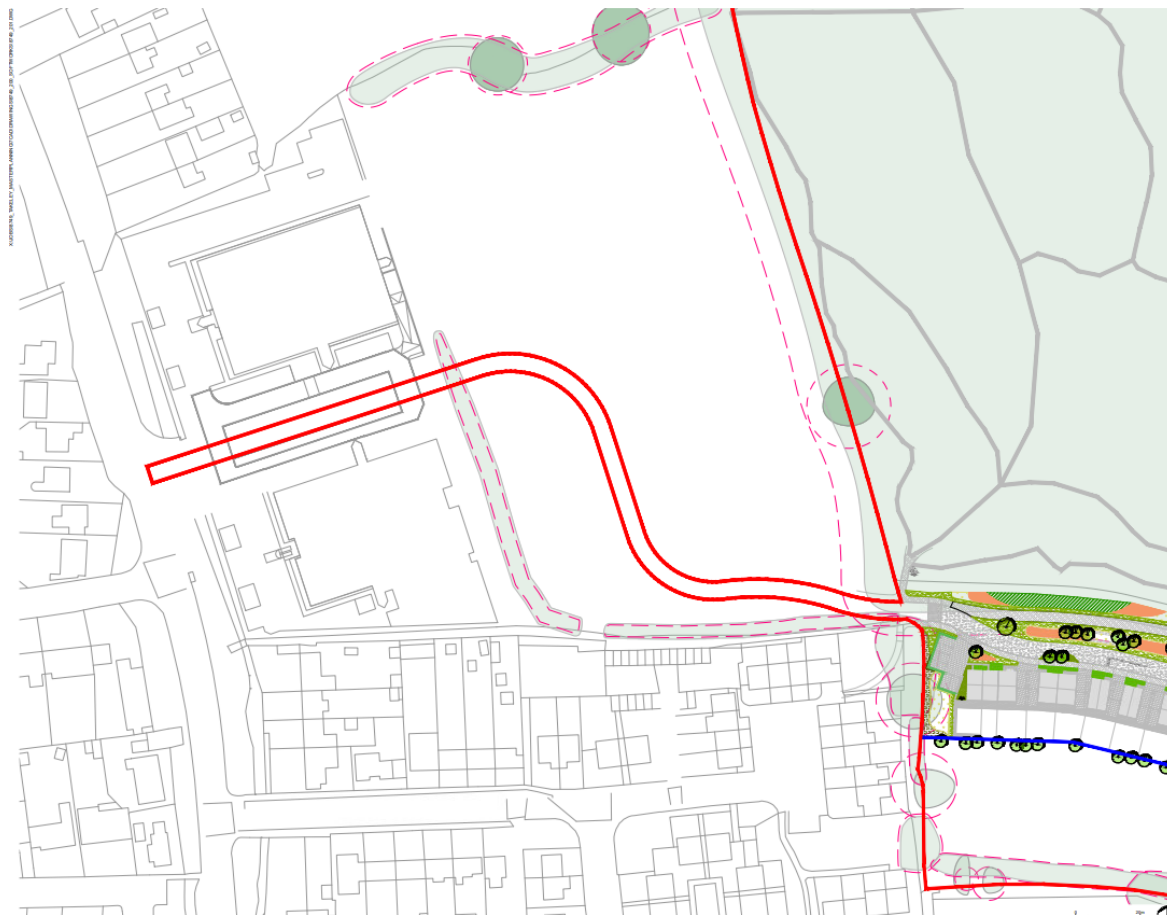
# Proposal



# Additional Woodland Planting and Landscaping Masterplan

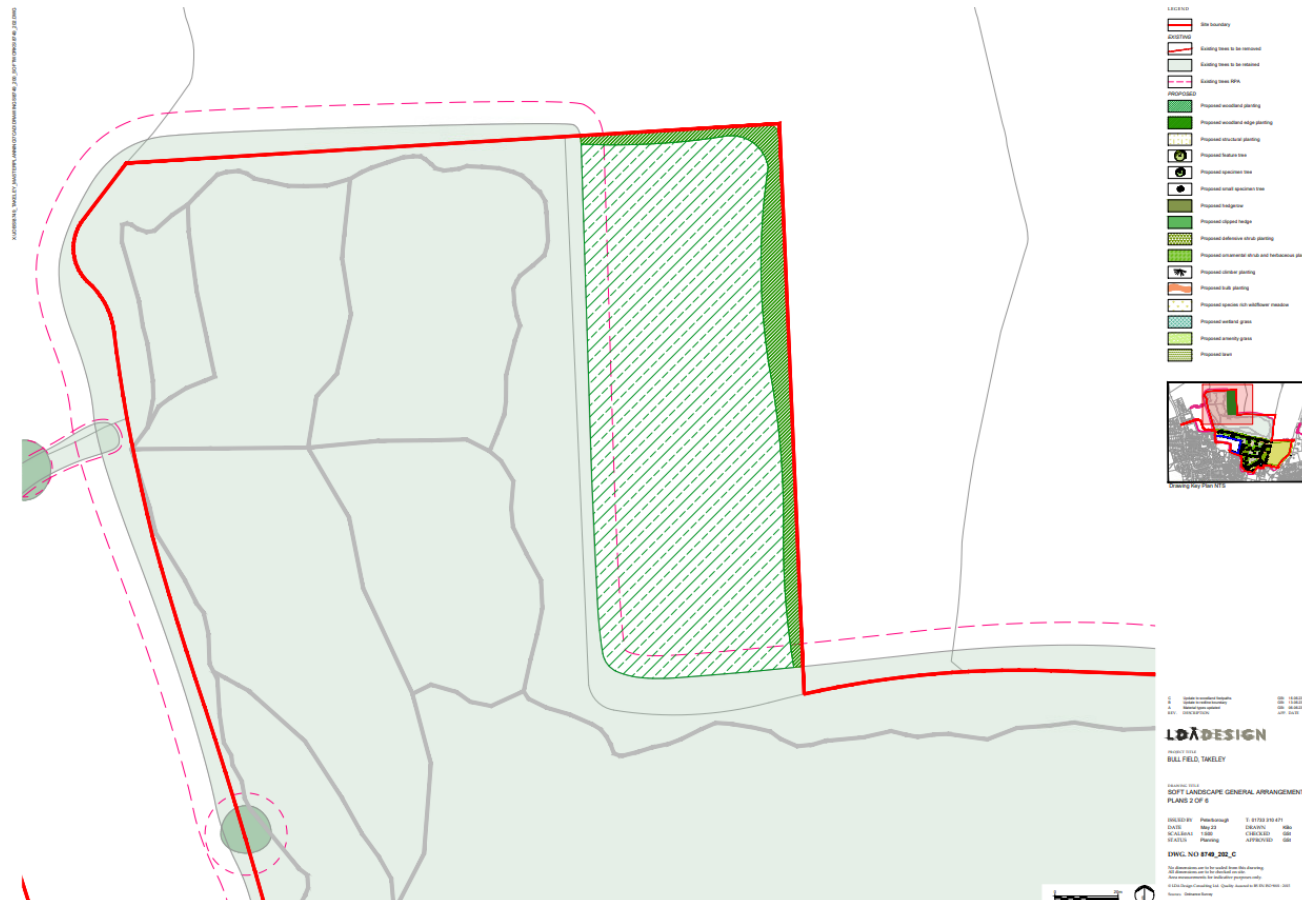


# Section 1 Landscaping





# Section 2 Landscaping



# Section 3 Landscaping



# Section 4 Landscaping



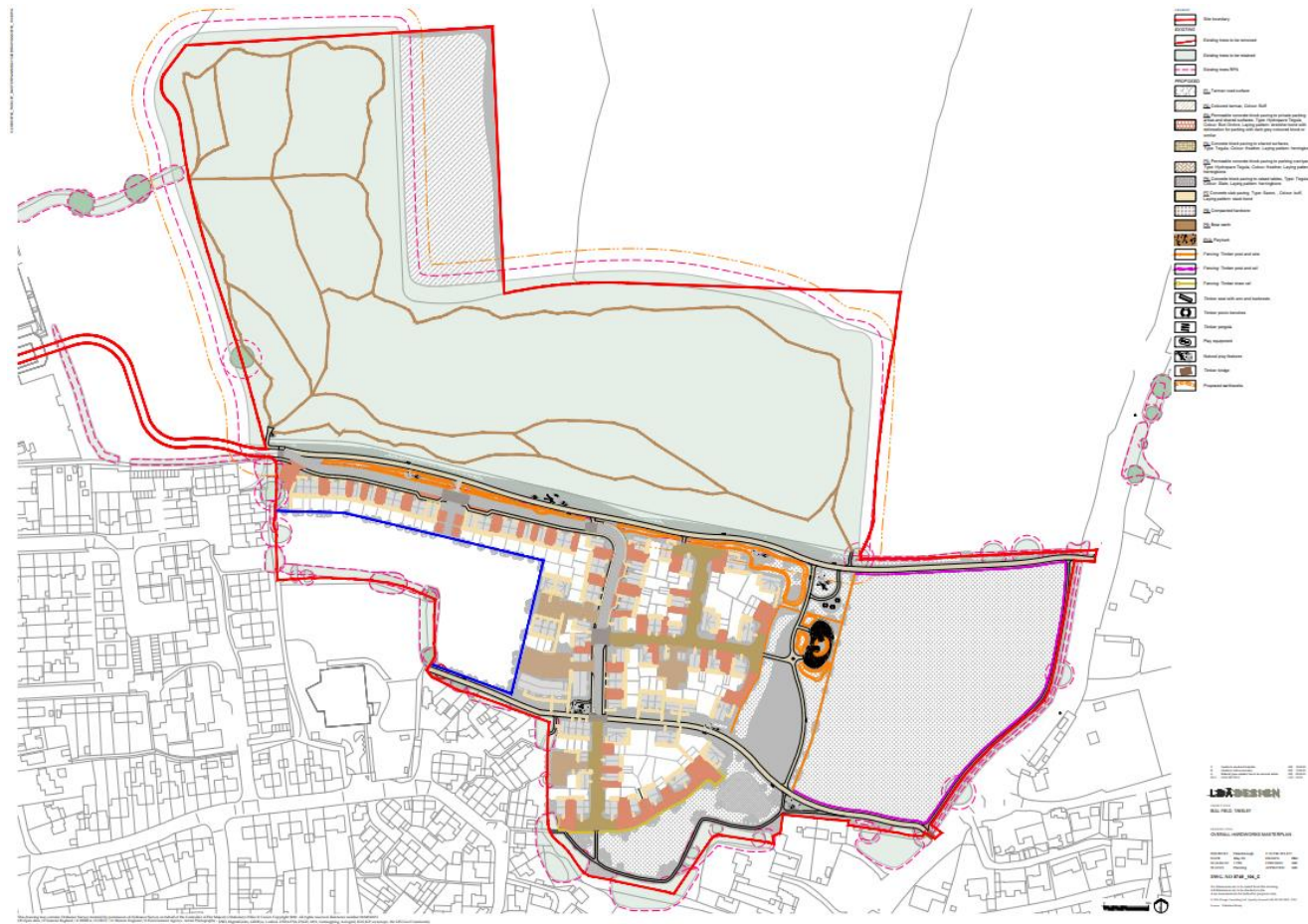
# Section 5 Landscaping



# Section 6 Landscaping



# Hard Landscaping



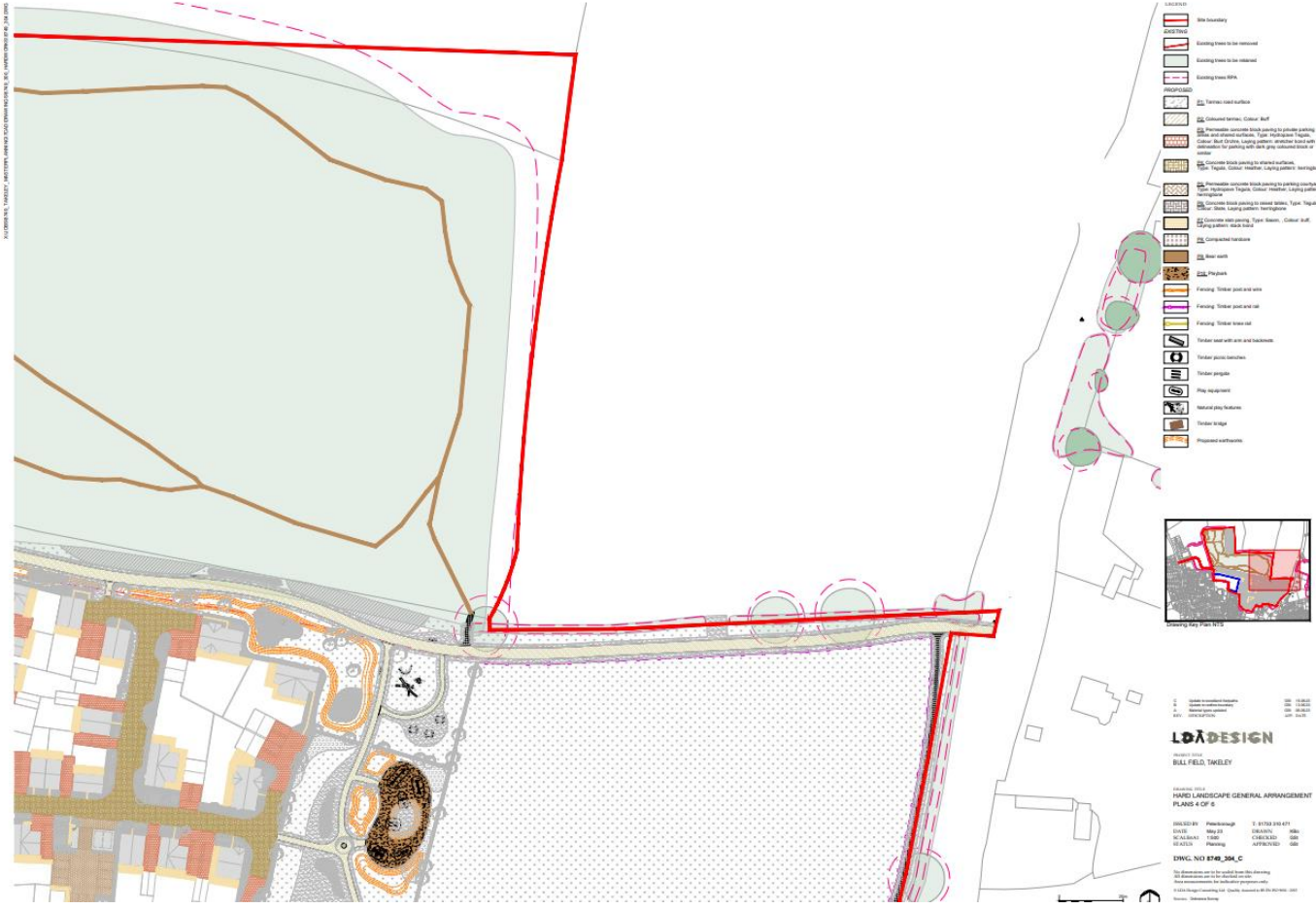




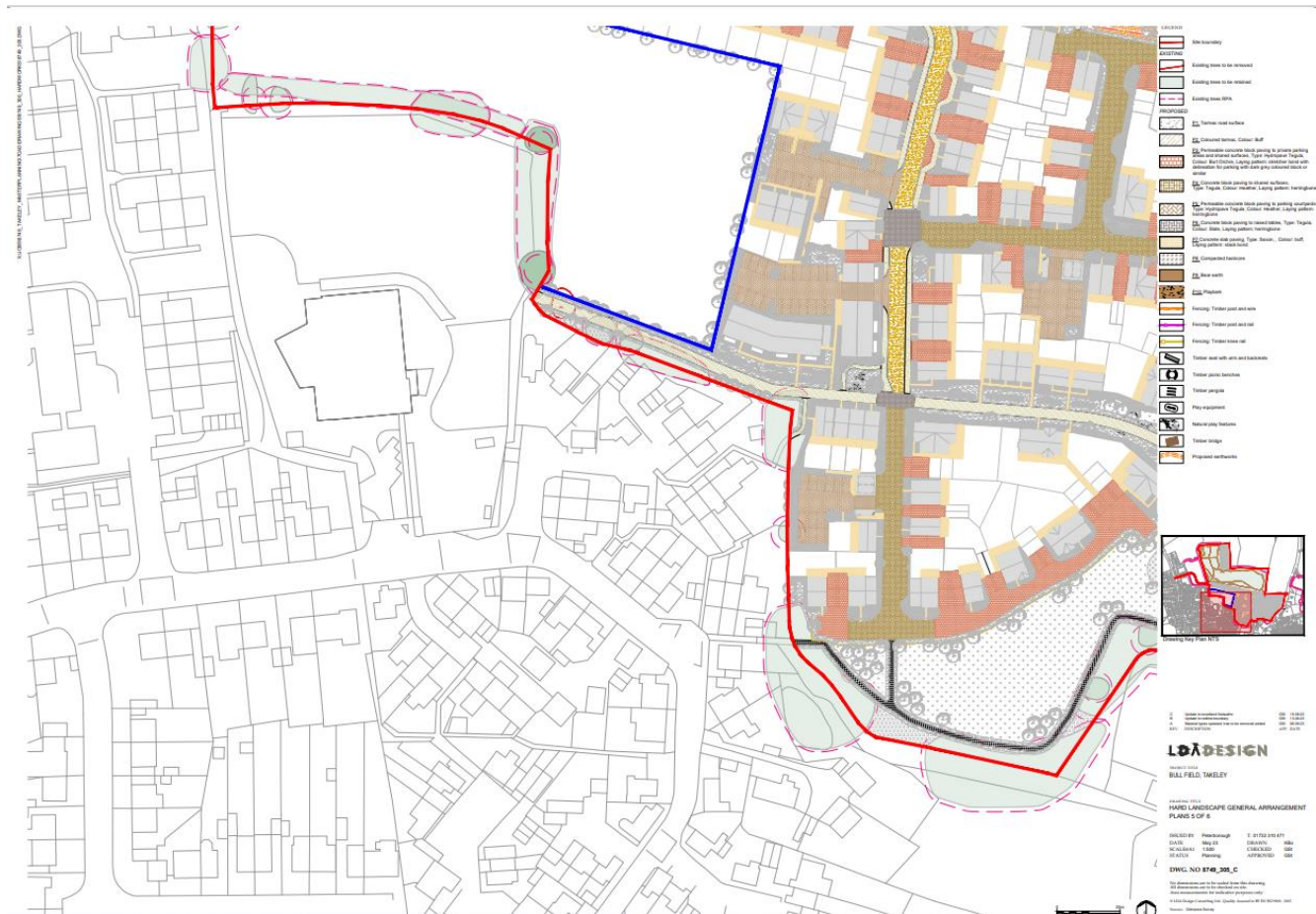




# Hard Landscaping Section 4

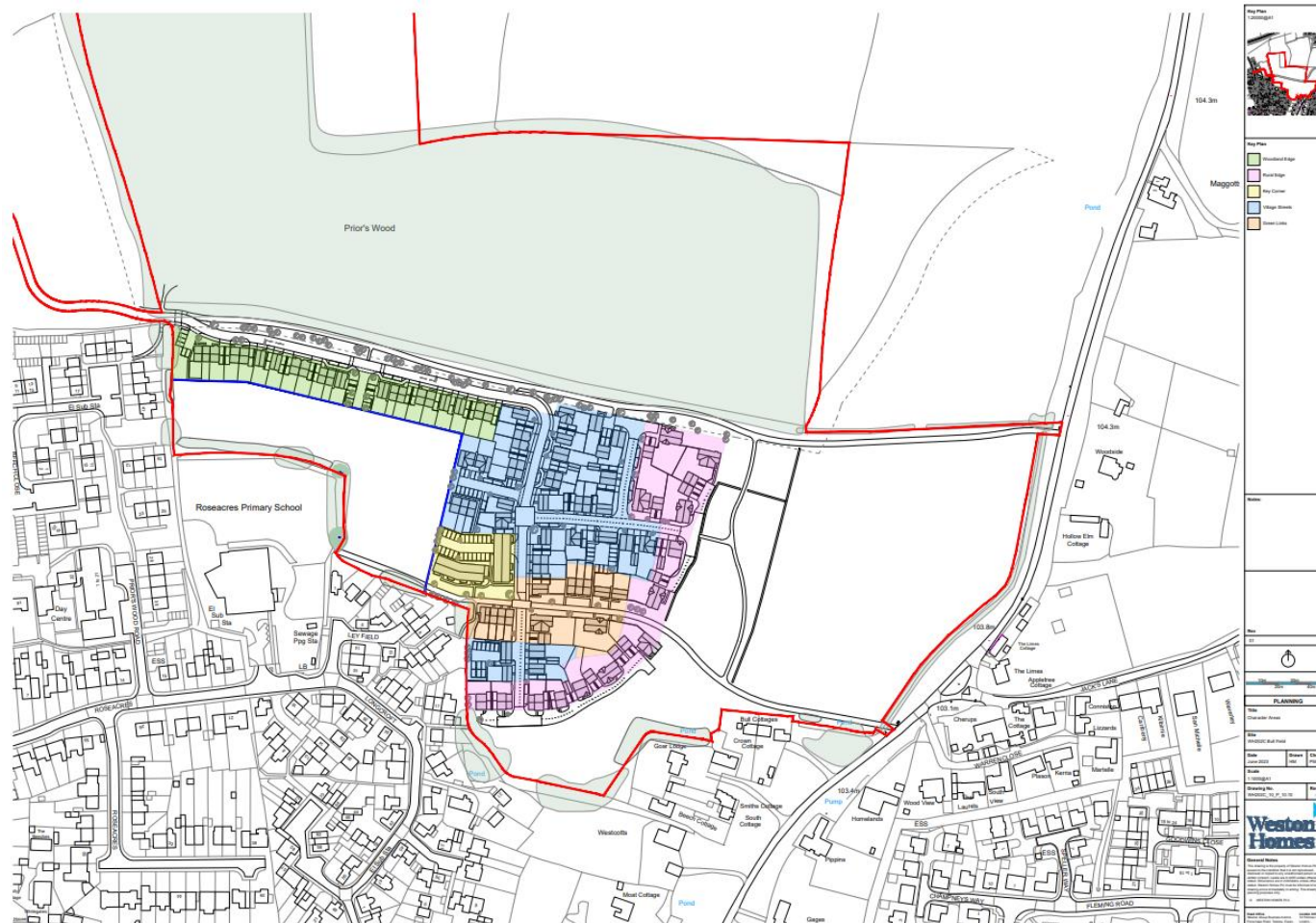


# Hard Landscaping Section 5

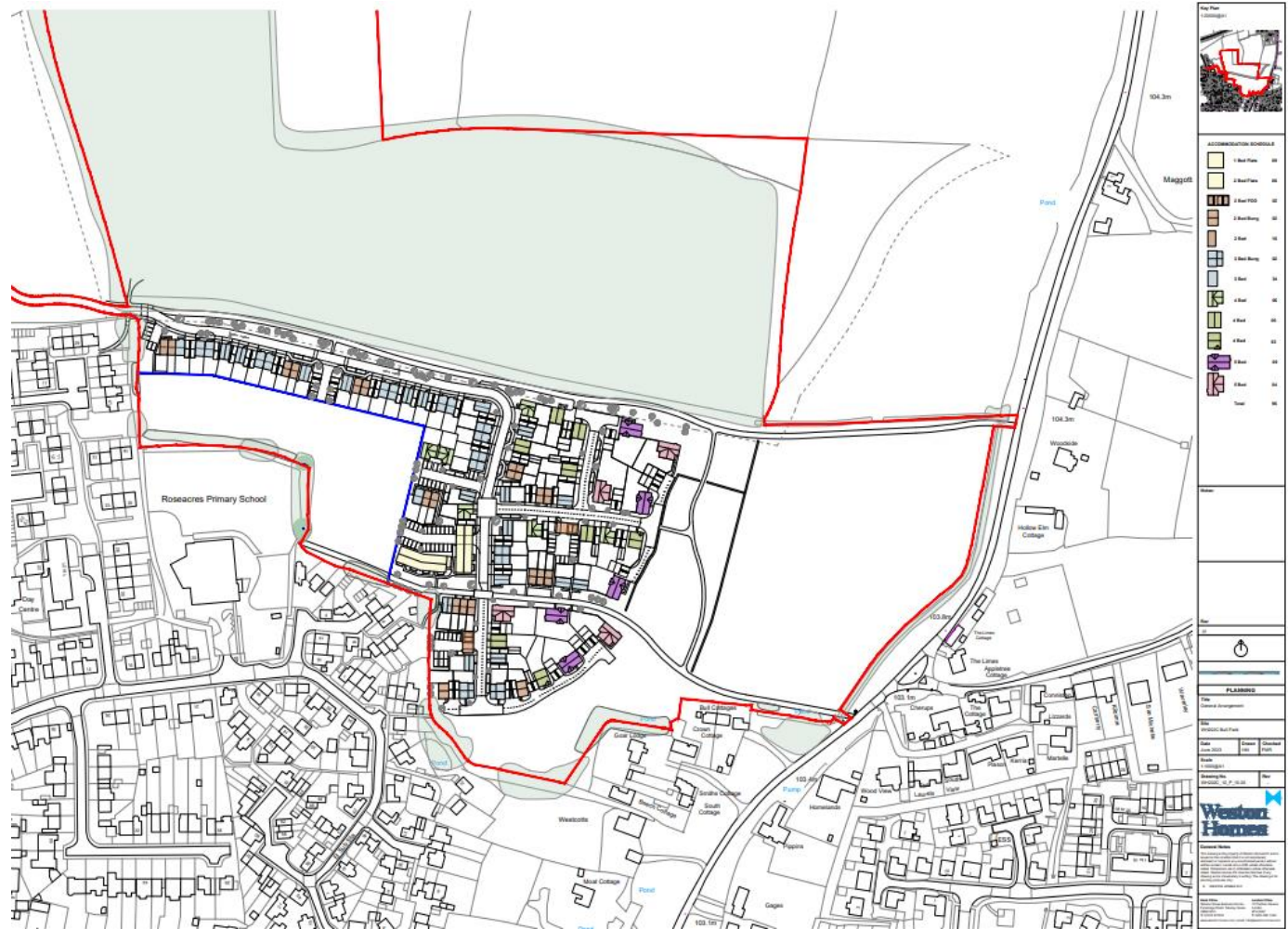




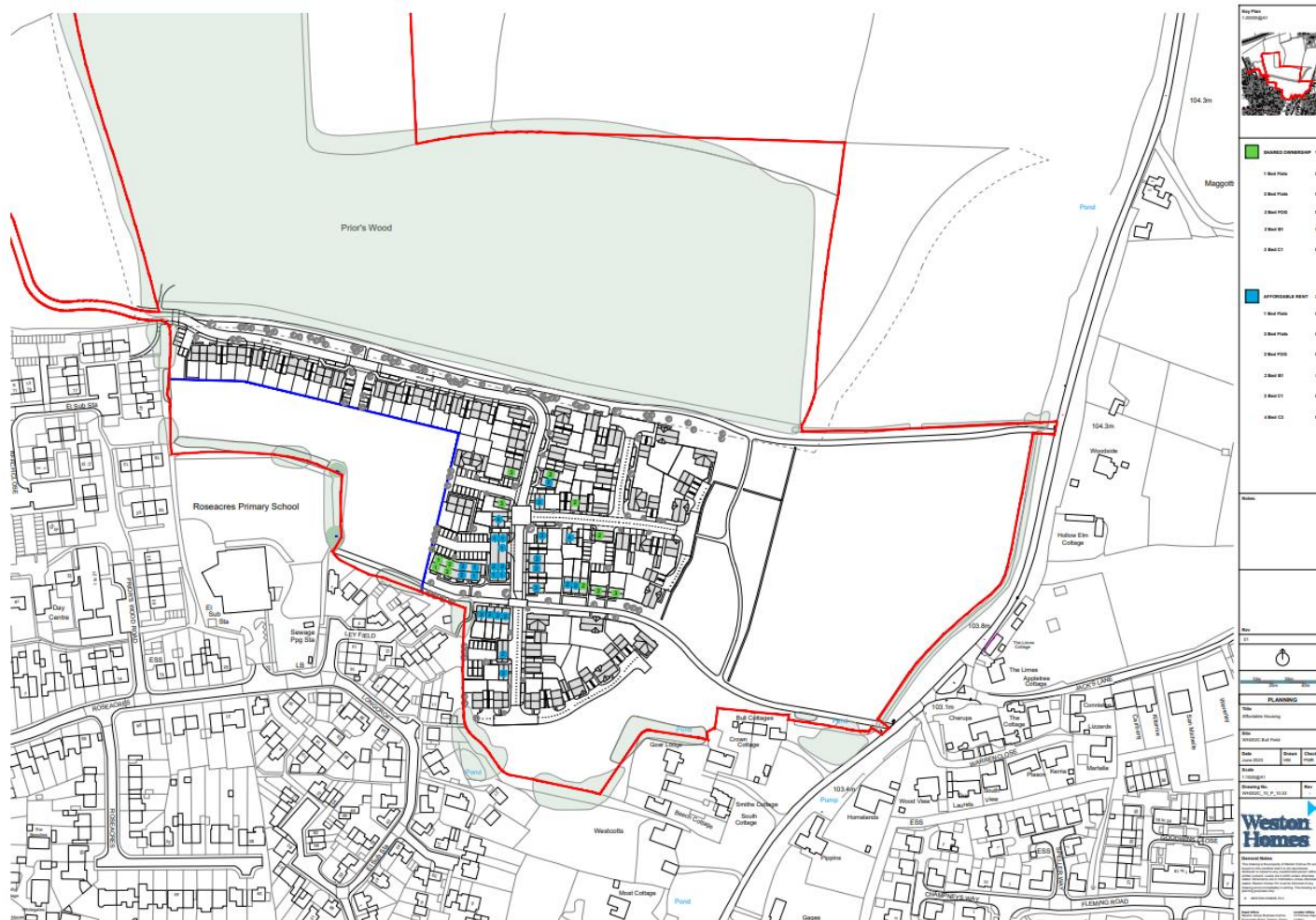
# Character Areas



# Accommodation Schedule



# Affordable Housing







# Street Scene A





# Street Scene B



# Street Scene C



My	
 	
<b>PLANNING</b>	
Title Street Scene C	
Site WY0202-04-01	
Date April 2023	Drawn LAD
Scale 1:500	Checked PLM
Drawn By WY0202_04_01_10	Rev A
<b>Weston Homes</b>	
<p><small>Weston Homes is a registered provider of affordable housing. We are committed to providing high quality, sustainable homes for our customers. Our homes are built to a high standard and we offer a range of services to our customers, including after-sales support and maintenance. We are a member of the National Housing Federation and the National Association of Home Builders.</small></p>	
Head Office	Head Office
Weston Homes	Weston Homes



# Parsonage Road Access



# Site photos



01 VIEW FACING SOUTH-EAST



02 VIEW FACING NORTH



03 VIEW FACING NORTH-WEST



04 VIEW FACING SOUTH-WEST

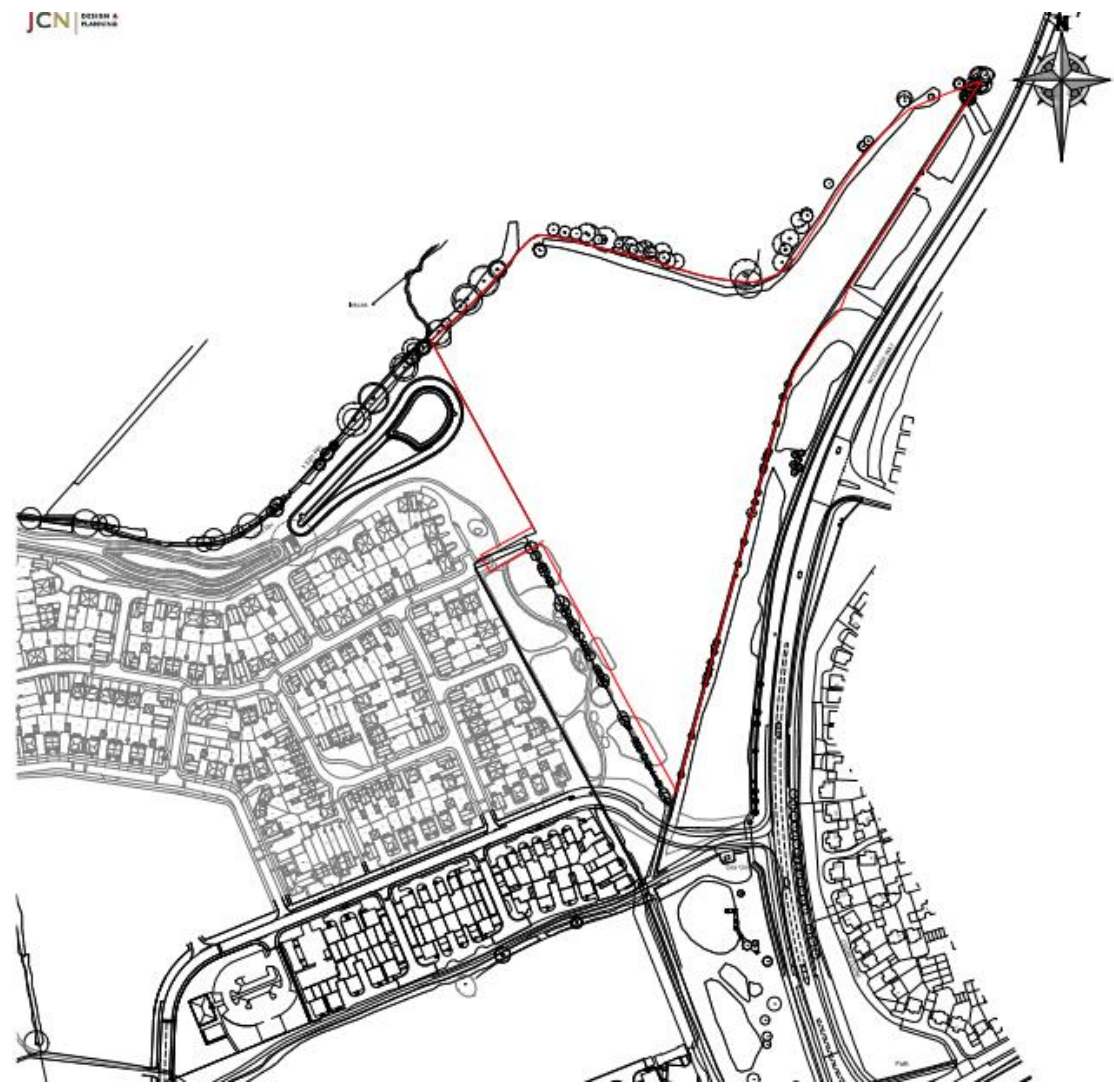
**UTT/22/1802/FUL**

**Wood Field, Land Adjoining West of  
Woodside Way**

**GREAT DUNMOW**

# Site Location

JCN DESIGN & PLANNING





# Approved Masterplan

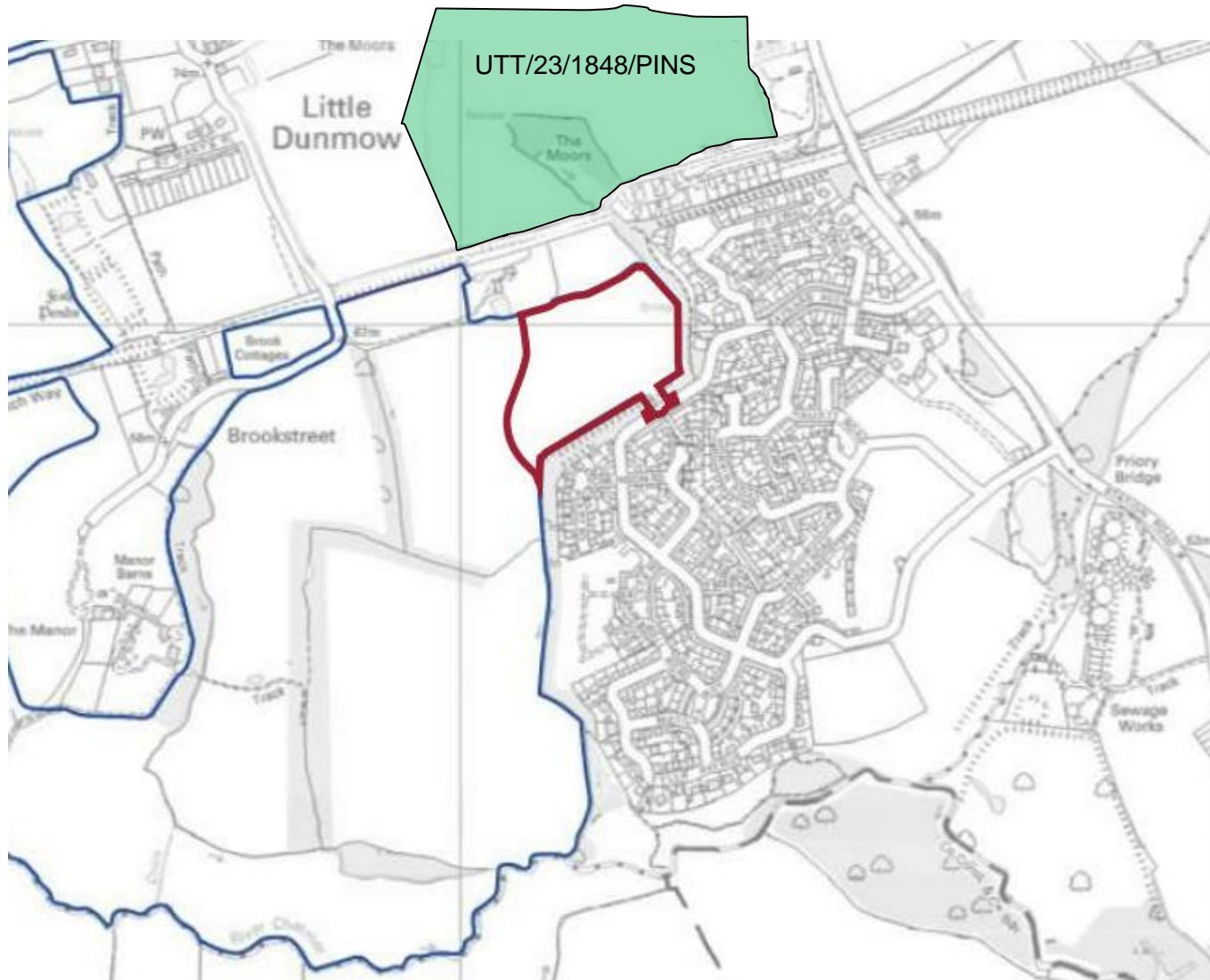


**UTT/22/3470/OP**

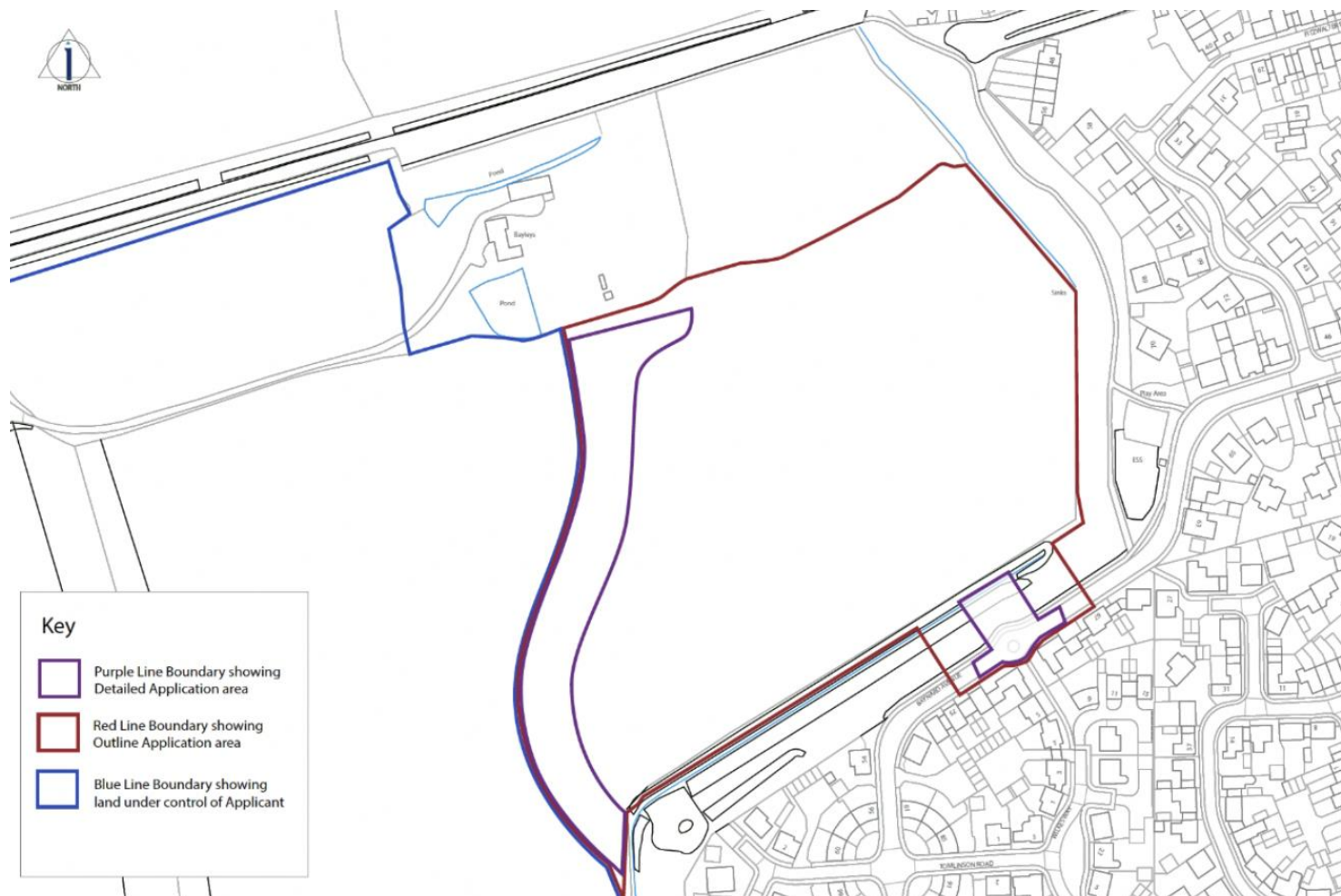
**Land North of Baynard Avenue, Flich  
Green**

**LITTLE DUNMOW**

# Location Plan



# Site Plan



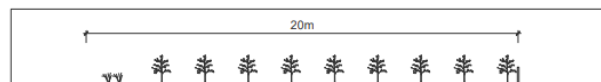
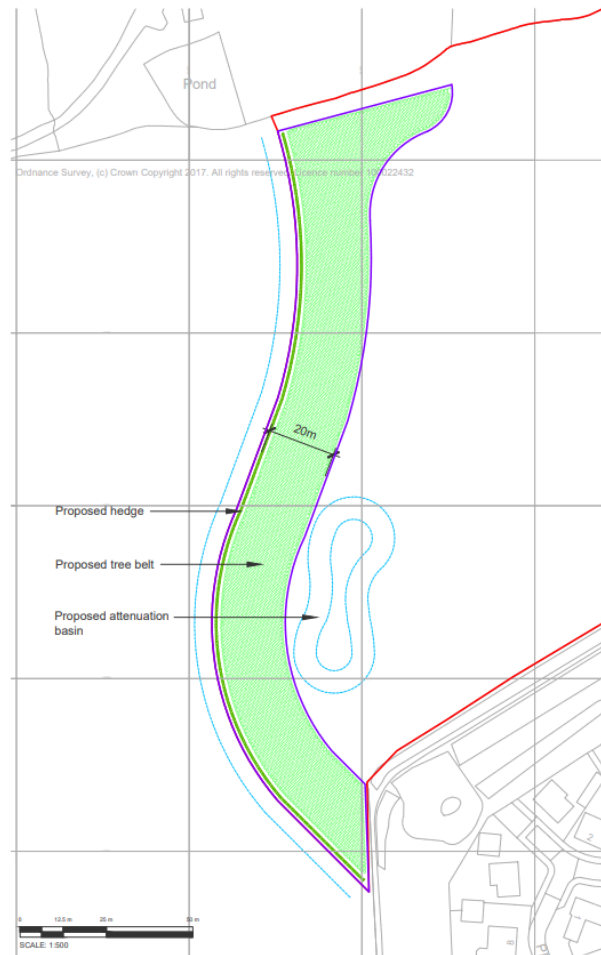
# Site Photos






# Proposed Access Location



# Landscape Plan



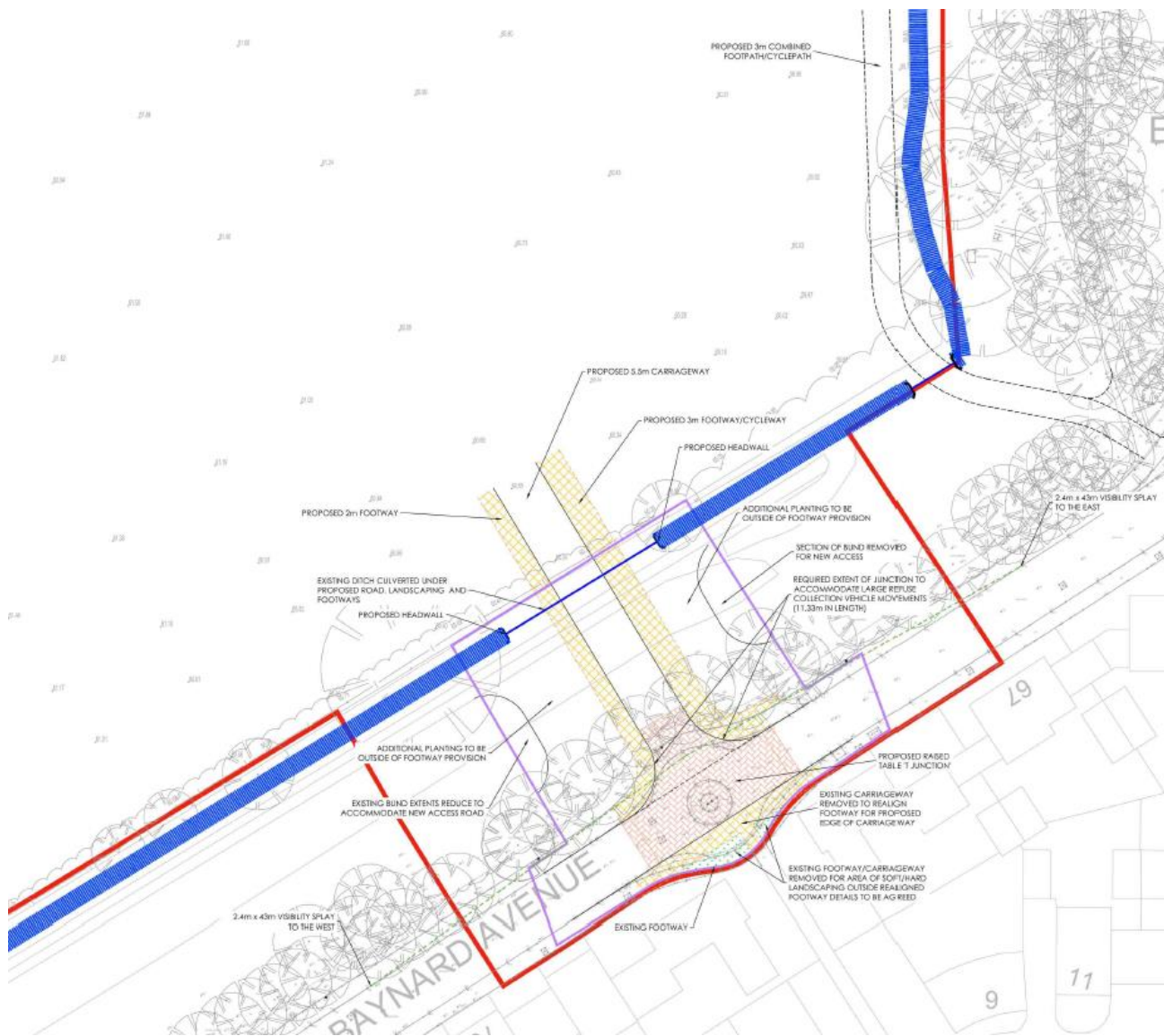
## Key

- Detailed landscape area of Hybrid Application
- Outline Application
-  Existing tree
-  Proposed woodland belt
-  Proposed hedgerow

PLANTING SCHEDULE									
No.	Mix %	Name	Height	Age/condition or number of times transplanted	Pot	Root condition	Habit	Ctrs (m)	
<b>Native Hedge Mix</b>									
20		<i>Acer campestre</i>	40-60cm	1+1 or 1/1		B		arranged as 2 staggered rows of trees and shrubs, 2.5 meter between plants/ 2 meters between rows.	
5		<i>Cornus sanguinea</i>	40-60cm	1+1 or 1/1		B	Branched		
20		<i>Corylus avellana</i>	40-60cm	1+1 or 1/1		B	Branched		
30		<i>Crataegus monogyna</i>	40-60cm	1+1 or 1/1		B			
5		<i>Euonymus europaeus</i>	40-60cm	1+1 or 1/1		B	Branched		
5		<i>Ilex aquifolium</i>	40-60cm		2L		Leader and laterals		
10		<i>Prunus spinosa</i>	40-60cm	1+1 or 1/1		B	Branched		
5		<i>Viburnum opulus</i>	40-60cm	1+1 or 1/1		B	Branched		
<b>Native tree/shrub Mix</b>									
10		<i>Acer campestre</i>	40-60cm	1+1 or 1/1		B		staggered rows of trees and shrubs, 2 meter between plants/ 2 meters between rows.	
10		<i>Betula pendula</i>	40-60cm	1+1 or 1/1		B			
5		<i>Carpinus betulus</i>	60-80cm	1+1 or 1/1		B			
3		<i>Cornus sanguinea</i>	40-60cm	1+1 or 1/1		B	Branched		
12		<i>Corylus avellana</i>	40-60cm	1+1 or 1/1		B	Branched		
13		<i>Crataegus monogyna</i>	40-60cm	1+1 or 1/1		B			
3		<i>Euonymus europaeus</i>	40-60cm	1+1 or 1/1		B	Branched		
3		<i>Ilex aquifolium</i>	40-60cm		2L		Leader and laterals		
2		<i>Malus sylvestris</i>	40-60cm	1+1 or 1/1		B			
10		<i>Prunus avium</i>	40-60cm	1+1 or 1/1		B			
5		<i>Prunus spinosa</i>	40-60cm	1+1 or 1/1		B	Branched		
10		<i>Quercus robur</i>	40-60cm	1+1 or 1/1		B			
3		<i>Salix fragilis</i>	125-150cm	0/1/2		B			
3		<i>Taxus baccata</i>	40-60cm		3L		Bushy		
5		<i>Tilia cordata</i>	40-60cm	1+1 or 1/1		B			
3		<i>Viburnum opulus</i>	40-60cm	1+1 or 1/1		B	Branched		

NB native tree/shrub mix to be planted in groups of 3 - 7

# Proposed Access





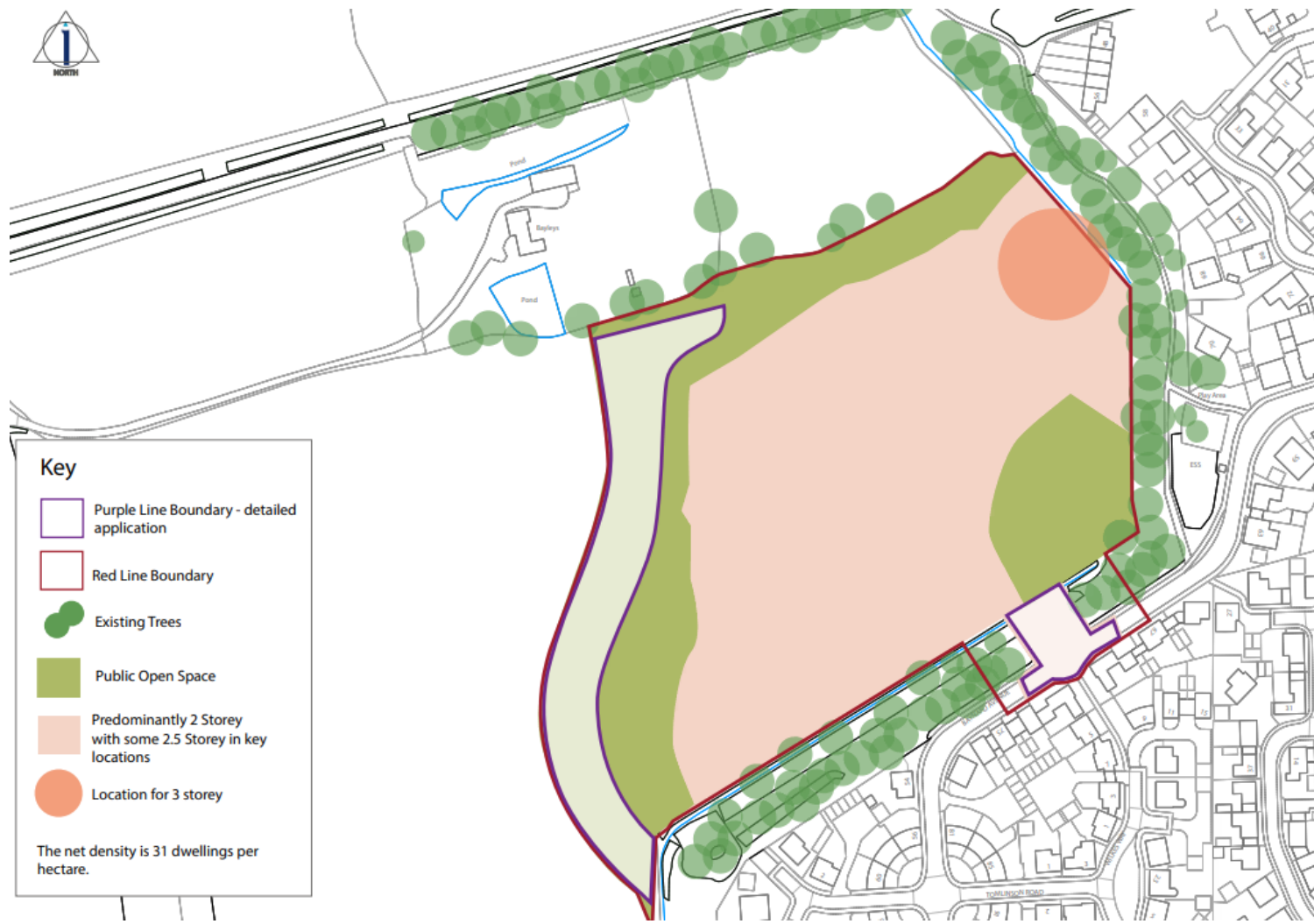
# Illustrative Layout



# Land Use Parameter Plan



# Density and Storey Heights Parameter Plan



**UTT/22/0007/FUL**

**Land East of School Lane/Main Road  
FELSTED**

# Location Plan



# Proposed Site Master Plan



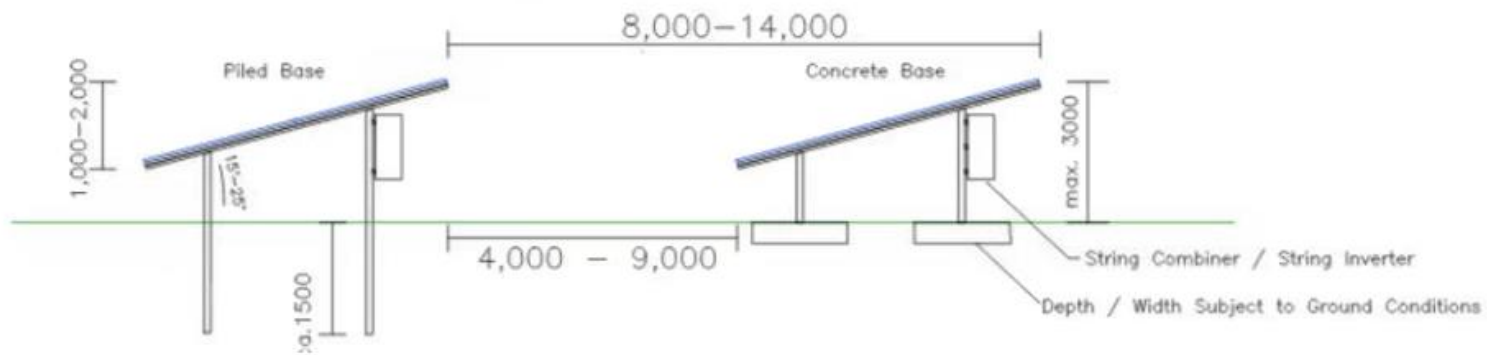
# Solar Panel Cross Sections

Table front view - 2 Panels in portrait



## Table Side View (east elevation)

Precise distances and heights dependent on area specific ground conditions and panel angles.



**UTT/22/3013/OP**

**Highwood Farm, Stortford Road**

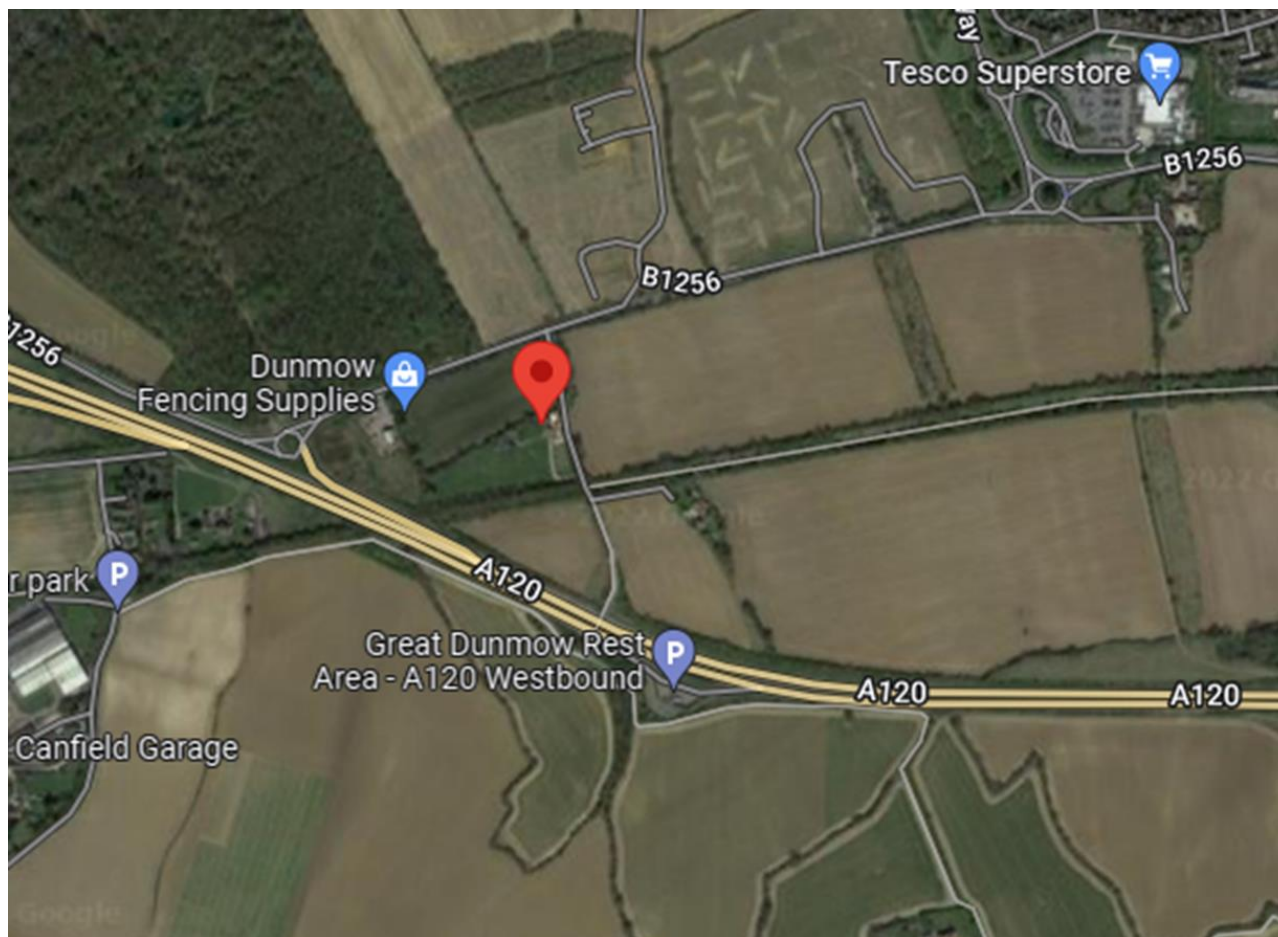
**GREAT DUNMOW**



# Location Plan



# Aerial View



# Proposed Indicative Layout



PROJECT:	PRC WIT PAR UTT
DRAWING No:	HWI
DRAWING TITLE:	SCL END
SCALE:	1:50

# Proposed 14 Self-Build Plots



# Self Build Planning Passport

## Self Build Planning Passport Highwoods Farm, Great Dunmow



- 2kw Solar Panel system
- Electric vehicle charging point
- EPC rating of B+ or above once built
- Minimum of 25m<sup>2</sup> of Intensive Green Roofs
- Rainwater Harvesting system for all non-green roofs
- Air source heat pump for all heating requirements.

Site Location: Land at Highwoods Farm, Butleys Lane, Great Dunmow  
Grid Reference (6 figure)  
SU729968  
X (Easting) , Y (Northing)  
472648 , 166818

### Main features

**Plot Number:** 001  
**Unit Type:** Detached dwelling  
**Local Character:** Peri urban  
**Plot Area:** 1450m<sup>2</sup>  
**Max. GIA:** 295m<sup>2</sup>

- Build zone
- Extent of plot
- On-plot car parking spaces
- ▶ Vehicular access
- ⊗ Max. building height (metres)
- ▨ Rear elevation zone
- Single storey zone
- T Boundary for which the purchaser has the responsibility to maintain

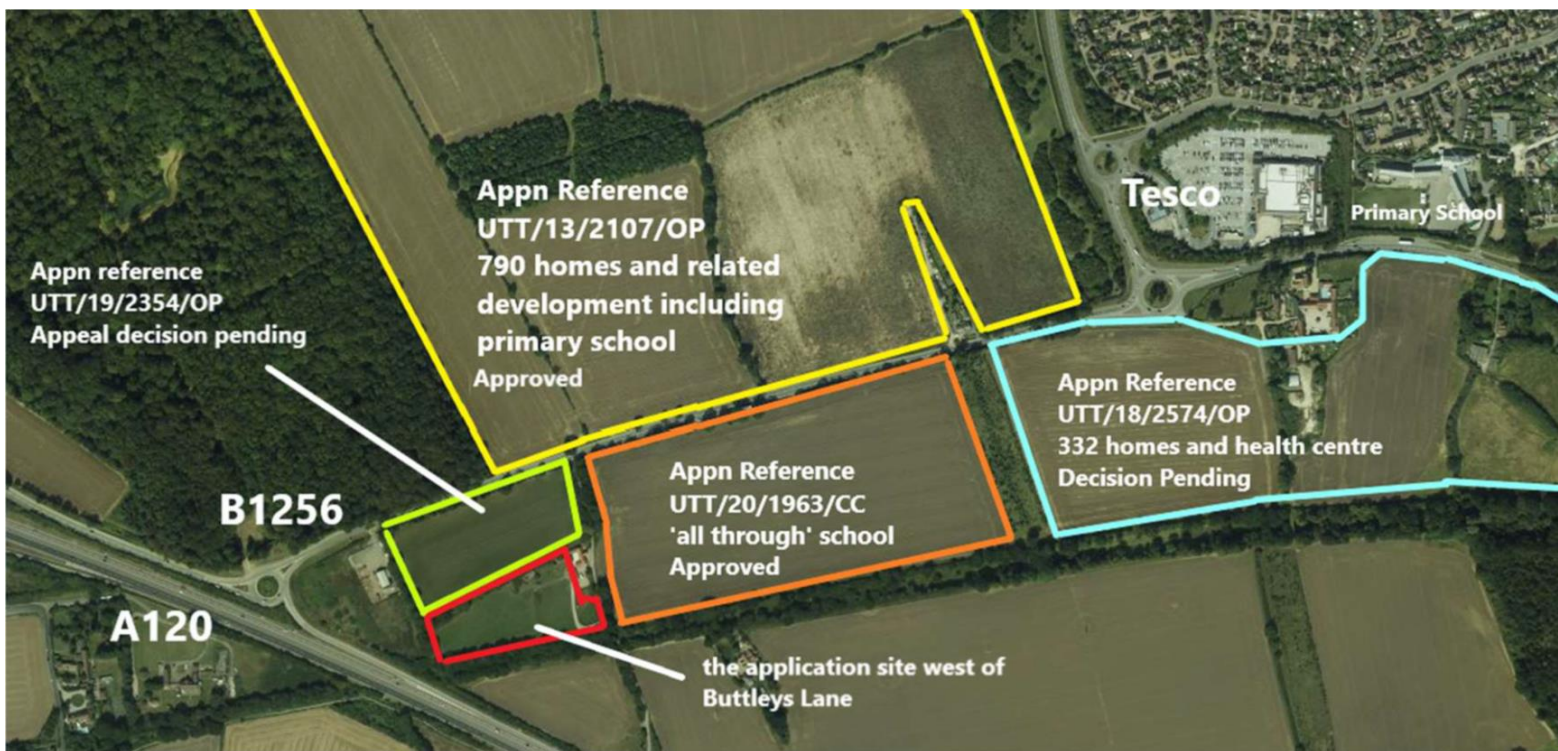
# Proposed Access



# Biodiversity Enhancement Plan



# Approved on Appeal UTT/19/2354/OP





# The Application Site Looking East



# The Application Site Looking West



# The Western End Of The Site

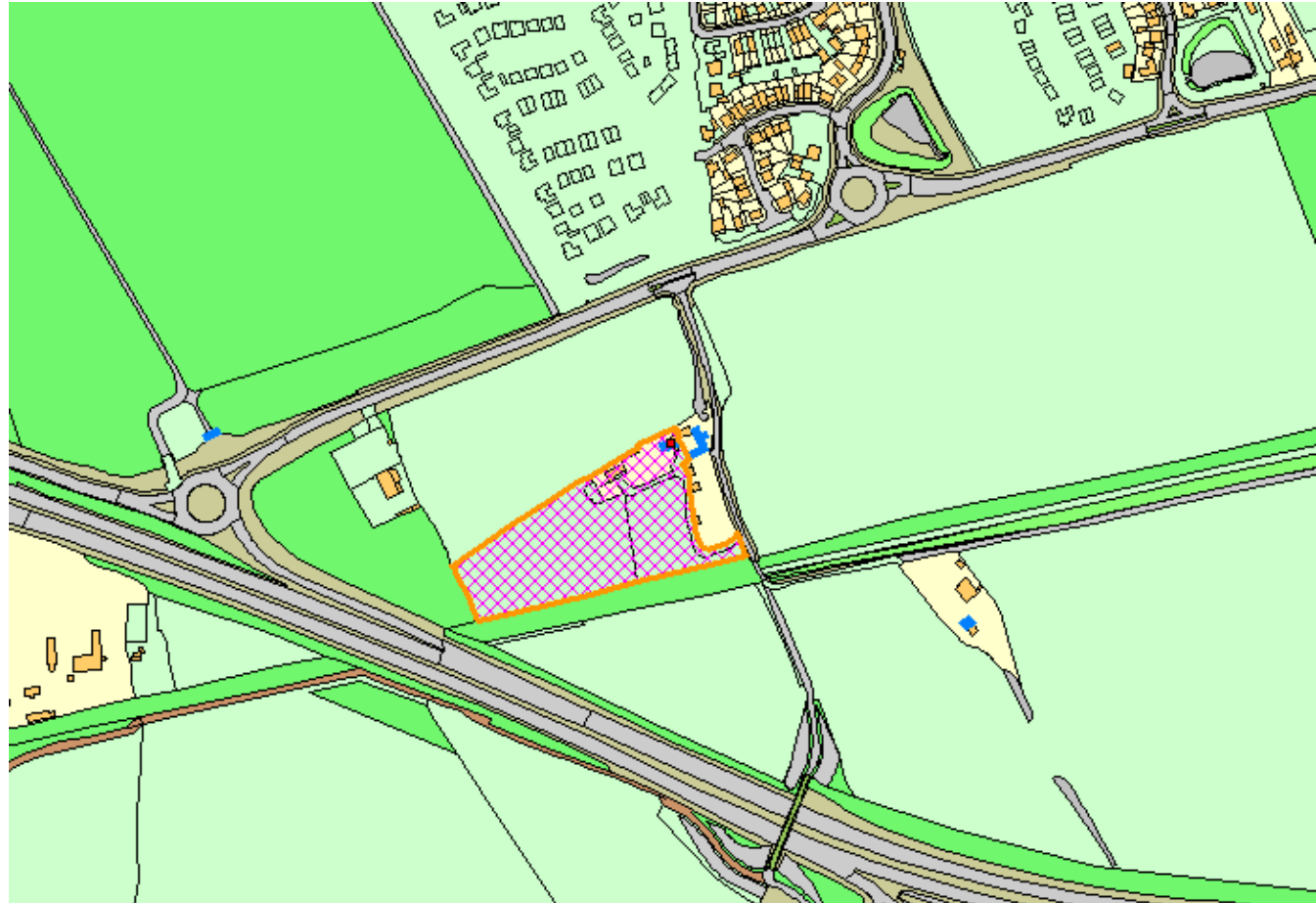


# The Eastern End Of Site Towards School Site

---



# The Listed Buildings (in blue)



# Brady's Barn



# Highwood Farmhouse



# Photos of Access





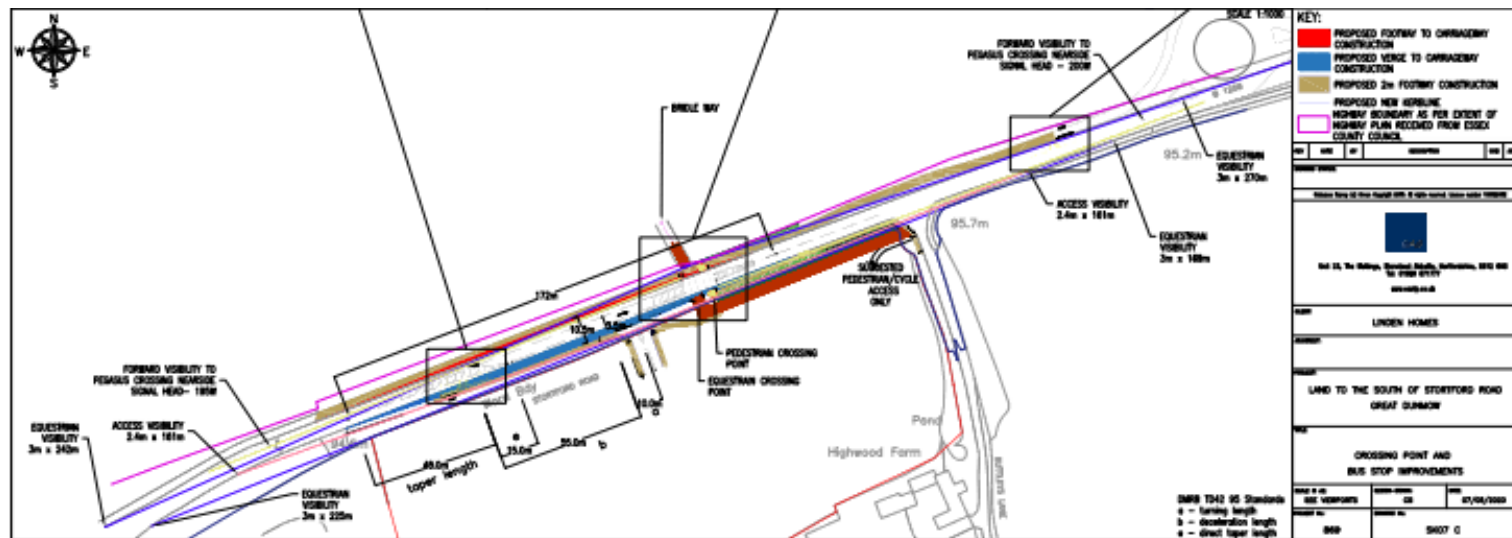
# More Photos of Buttleys Lane



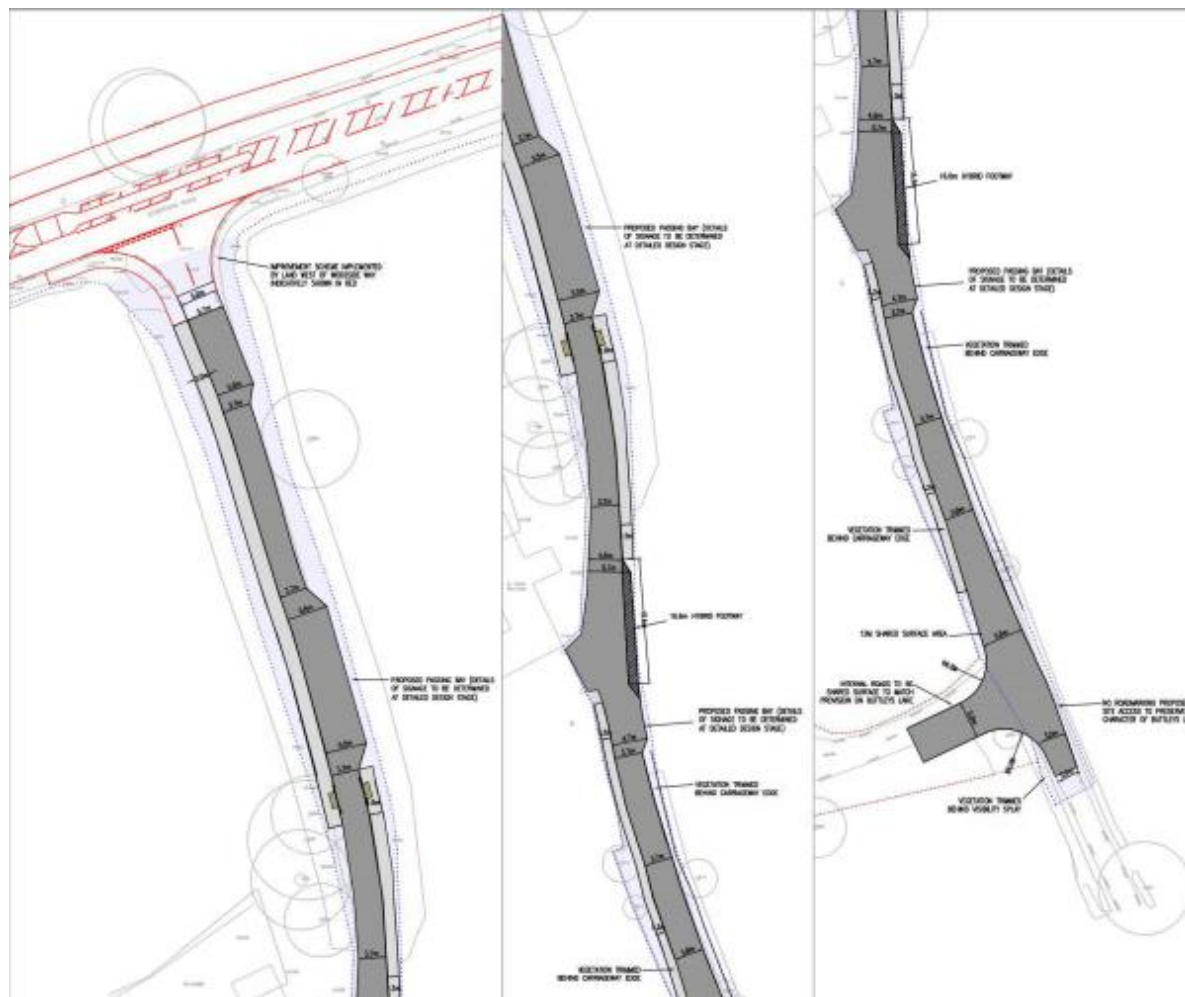
# More Photos of Buttleys Lane



# Crossing point



# Alternative Access



# Title of slide

**UTT/23/0493/FUL**

**Land East of Goodacres, Church End  
BROXTED**

## Aerial Site Photo

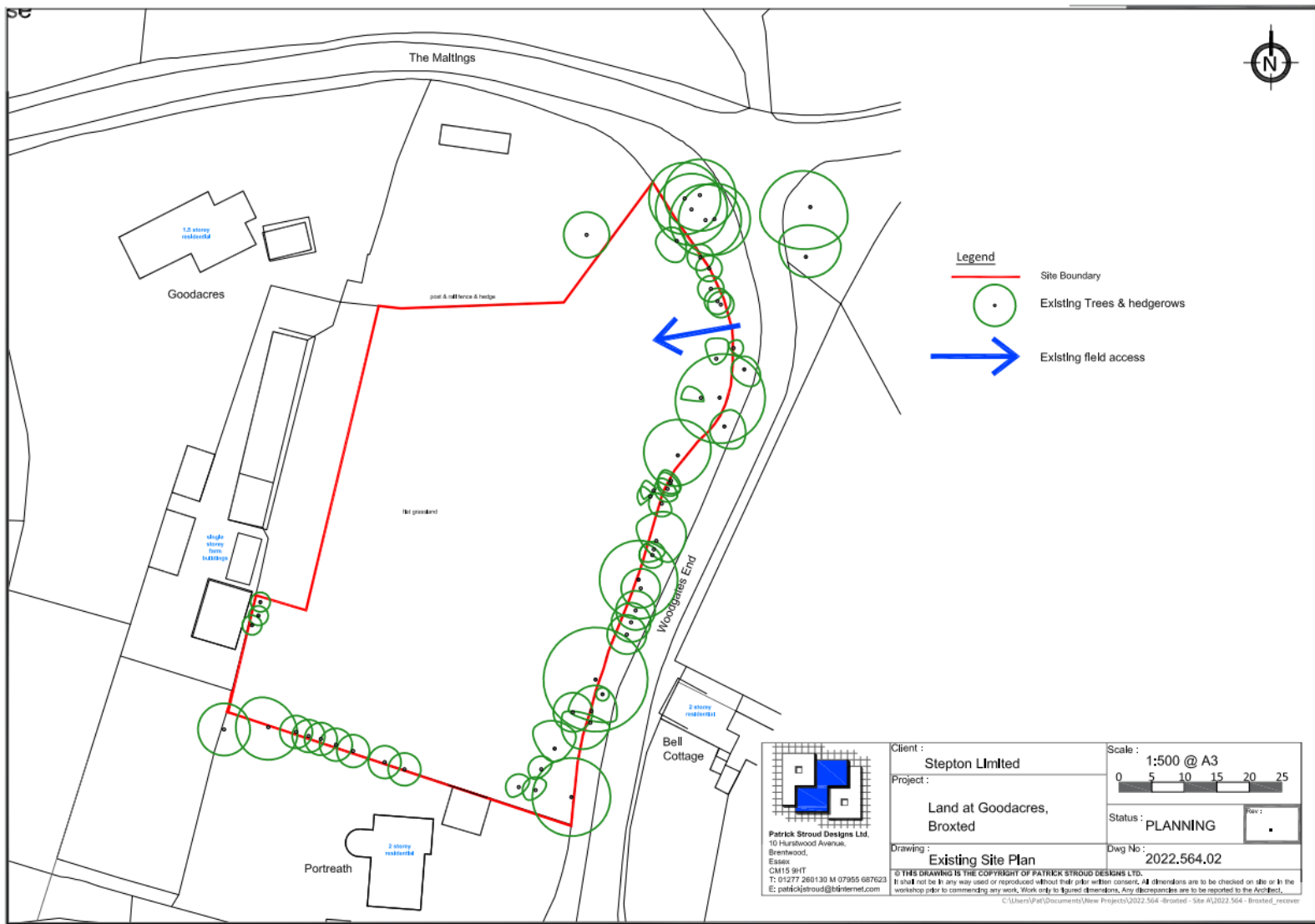


# Location Plan





# Existing Site Plan

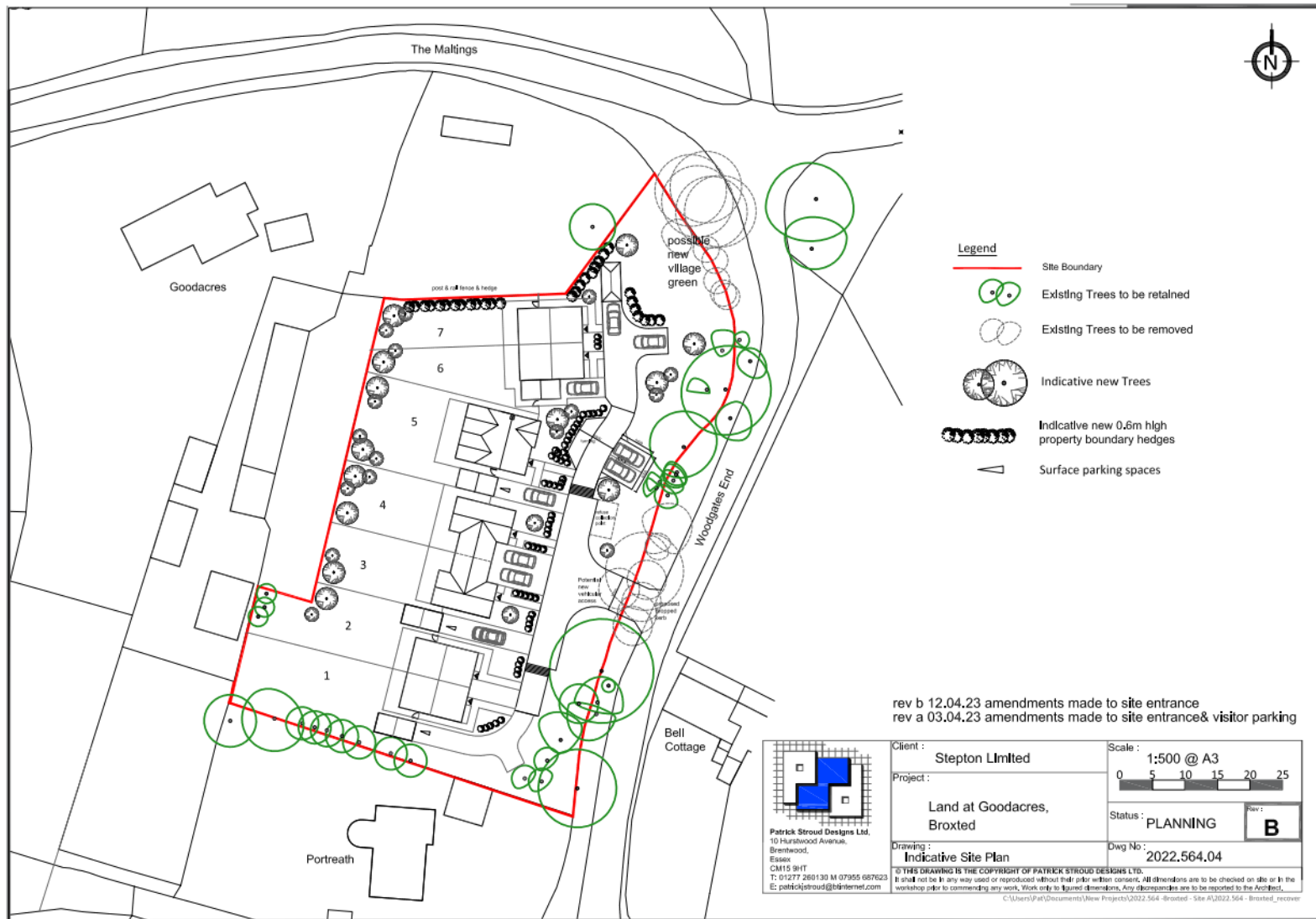


 Patrick Stroud Designs Ltd, 10 Hardswood Avenue, Brentwood, Essex CM15 9HT T: 01277 260130 M 07955 687623 E: patrick@stroud@btinternet.com	Client : Stepton Limited Project : Land at Goodacres, Broxted	Scale : 1:500 @ A3  Status : PLANNING
	Drawing : Existing Site Plan	Dwg No : 2022.564.02

© THIS DRAWING IS THE COPYRIGHT OF PATRICK STROUD DESIGNS LTD. It shall not be in any way used or reproduced without their prior written consent. All dimensions are to be checked on site or in the workshop prior to commencing any work. Work only to figured dimensions. Any discrepancies are to be reported to the Architect.

C:\Users\Pat\Documents\New Projects\2022.564 - Broxted - Site A\2022.564 - Broxted\_receiver

# Indicative Site Plan



Site Photos – Looking West into the site through the existing access



Site Photos – Looking South West over the site



## Site Photos – Looking West over the site



## Site Photos – Looking North West over the site



Site Photos – Looking East towards the location of the proposed new access from within the site



Site Photos – Looking North East back at existing entrance to the site





Site Photos – Looking North East over the existing green opposite the site



Site Photos – Looking North at location of possible village green



Site Photos – Looking West at existing entrance to the site and location of possible village green



Site Photos – Visibility looking North and South from existing entrance to the site



Site Photos – Visibility looking North West at location of proposed new access into the site



**UTT/23/1432/FUL**

**Land West of Stortford Road  
CLAVERING**

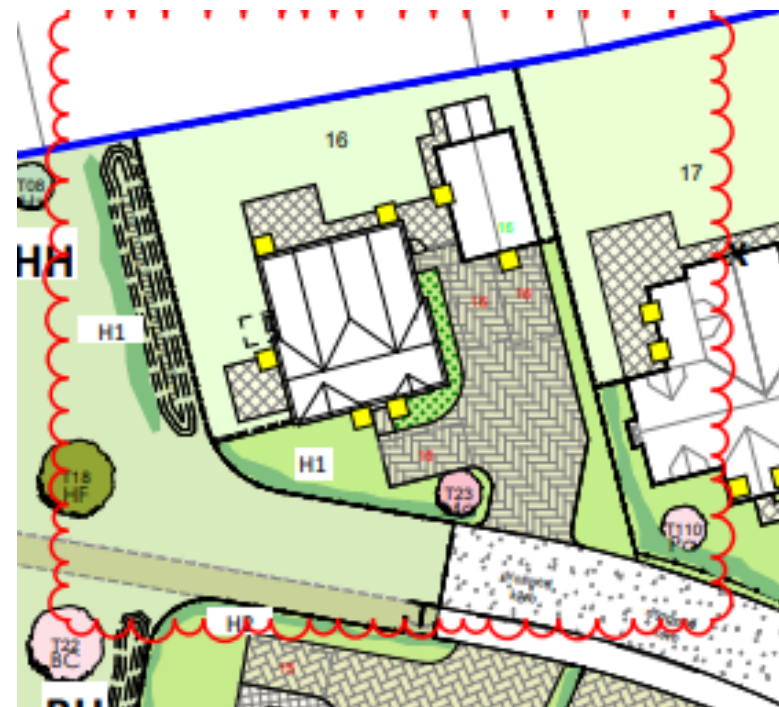


# Site Plan

Existing Layout Plan



Proposed Layout Plan



Revisions include changes to the design, footprint of both the dwelling and garage to provide accessible accommodation for the future occupier of the dwelling.



# Plot 16- Existing Plans



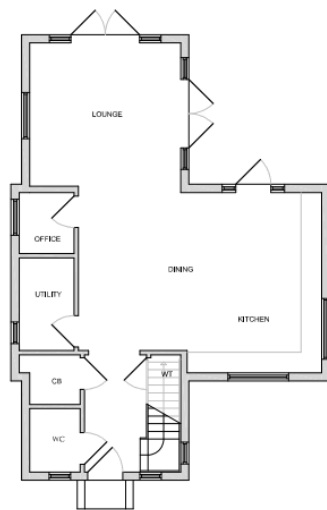
FRONT ELEVATION



FLANK ELEVATION

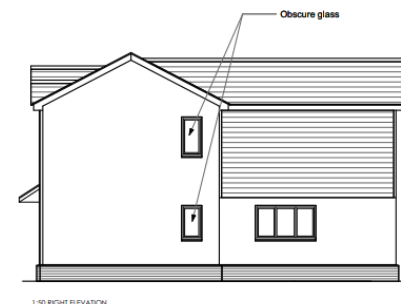
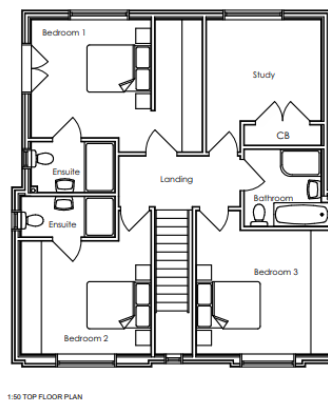
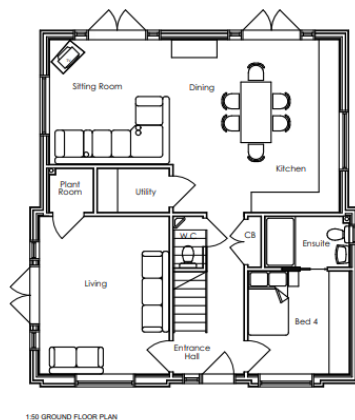
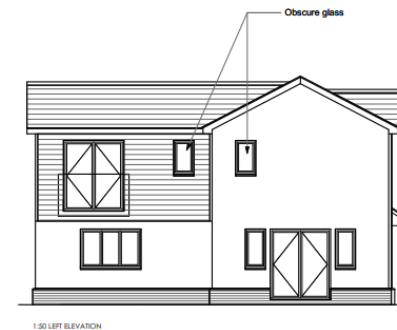


REAR ELEVATION

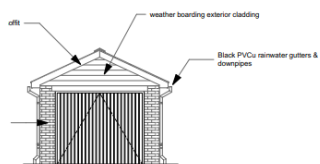


FLANK ELEVATION

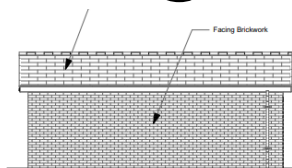
# Plot 16- Proposed Plan



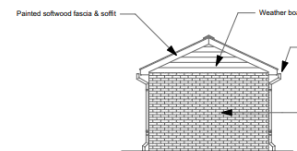
# Garage Plans



1:100 Front Elevation

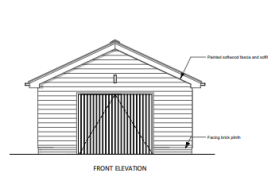
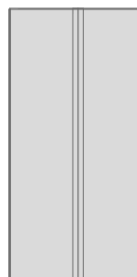
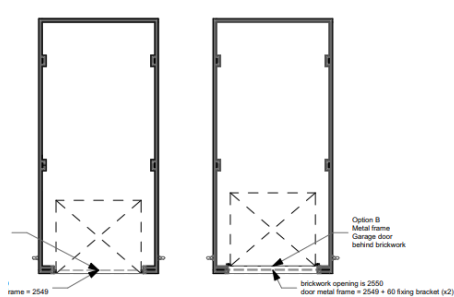


1:100 Side Elevation

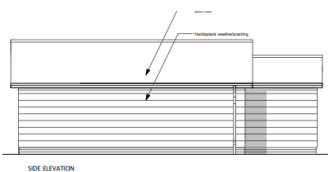


1:100 Rear Elevation

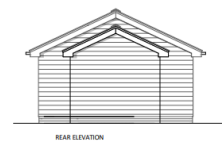
Approved Garage



FRONT ELEVATION

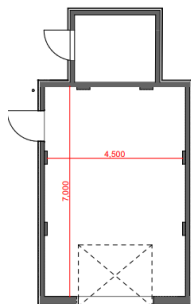


SIDE ELEVATION



REAR ELEVATION

Proposed Garage



GROUND FLOOR PLAN



SIDE ELEVATION

NO.	REVISION	DATE	BY	CHECKED

*William Swales & Co*  
LIMITED  
ARCHITECTS

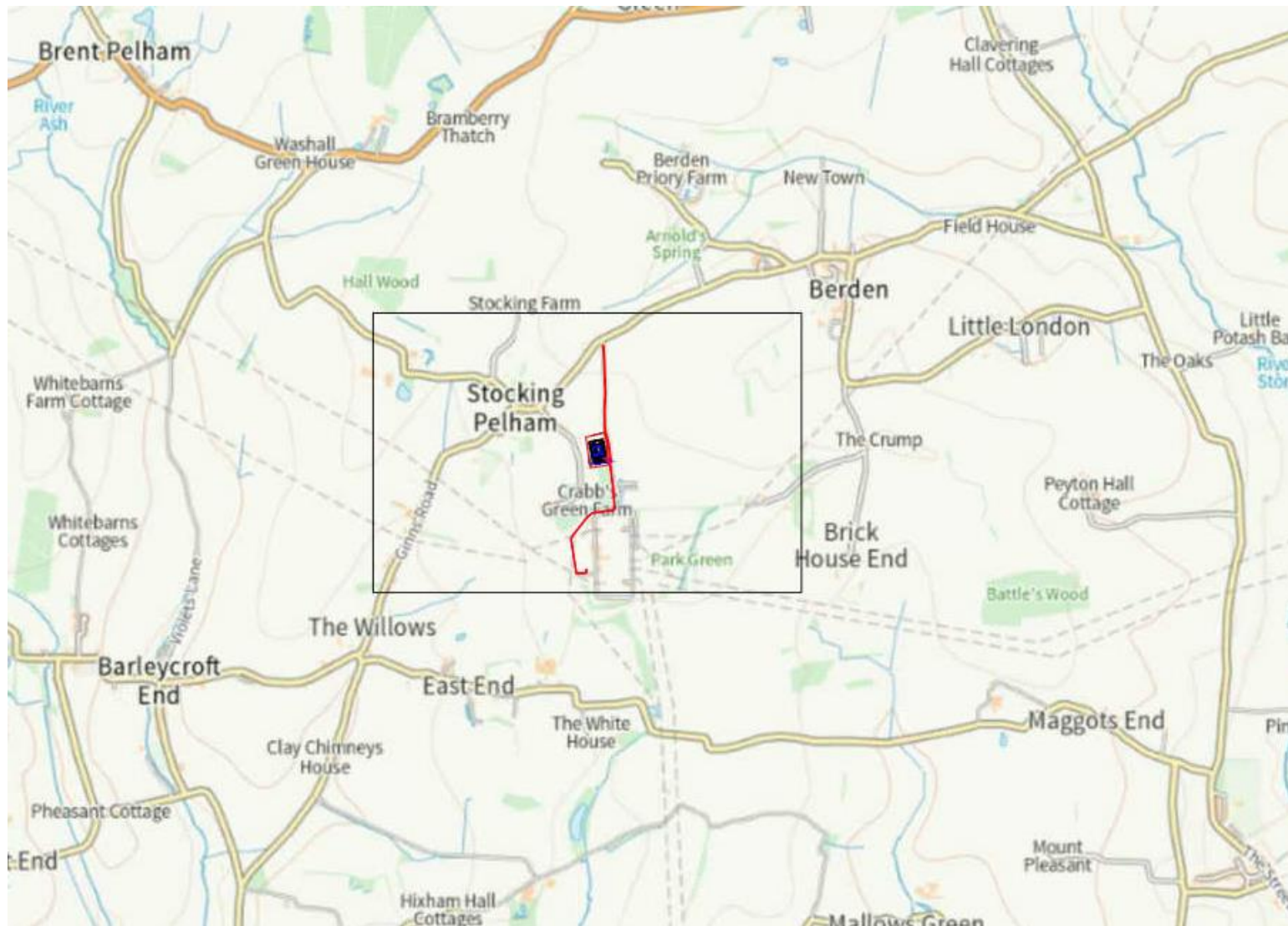
Land West of Stortford Road, Cleveleys  
Plot 26 Proposed Plans and Elevations

**UTT/22/1203/FUL**

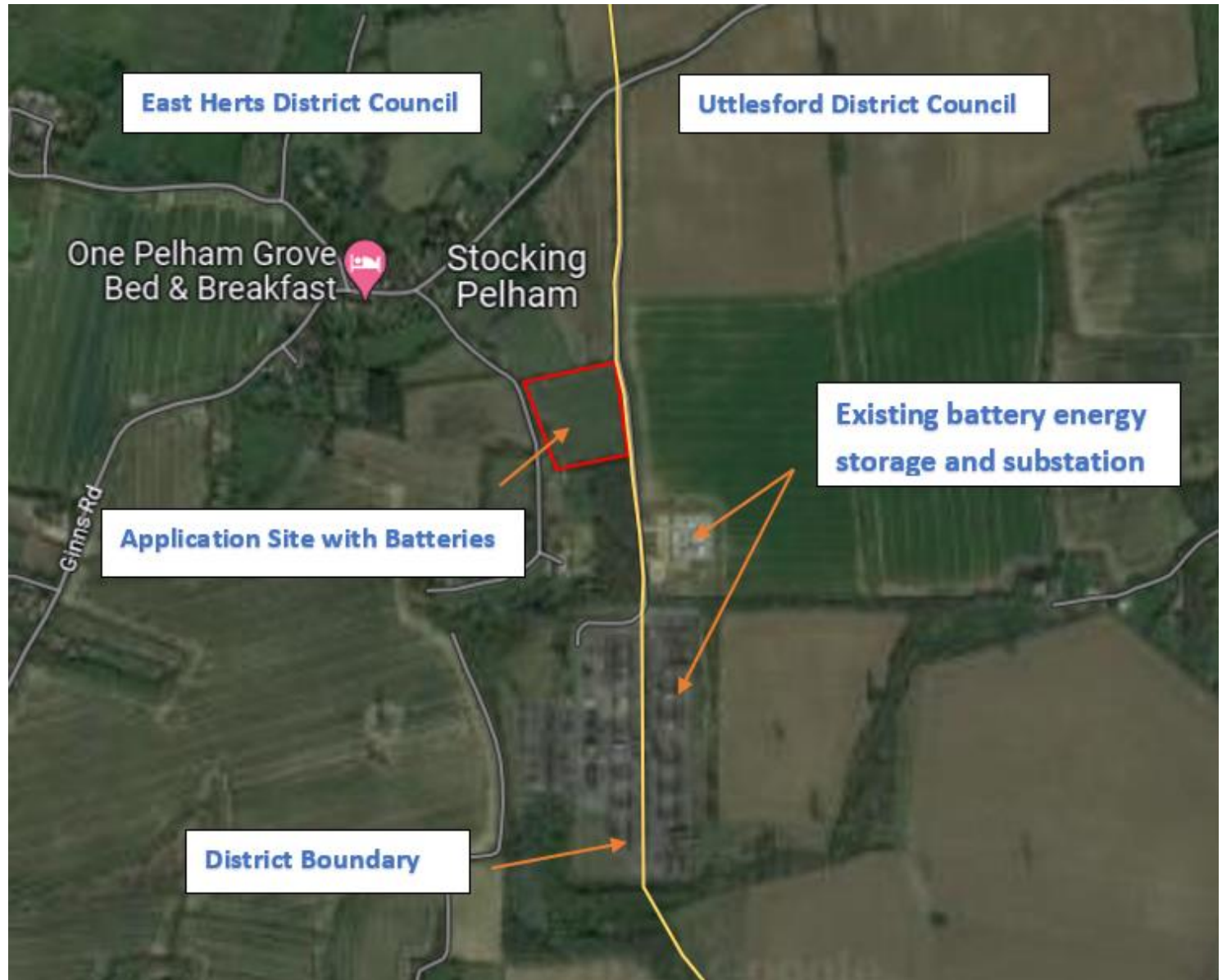
**Land Off Pelham Road**

**BERDEN**

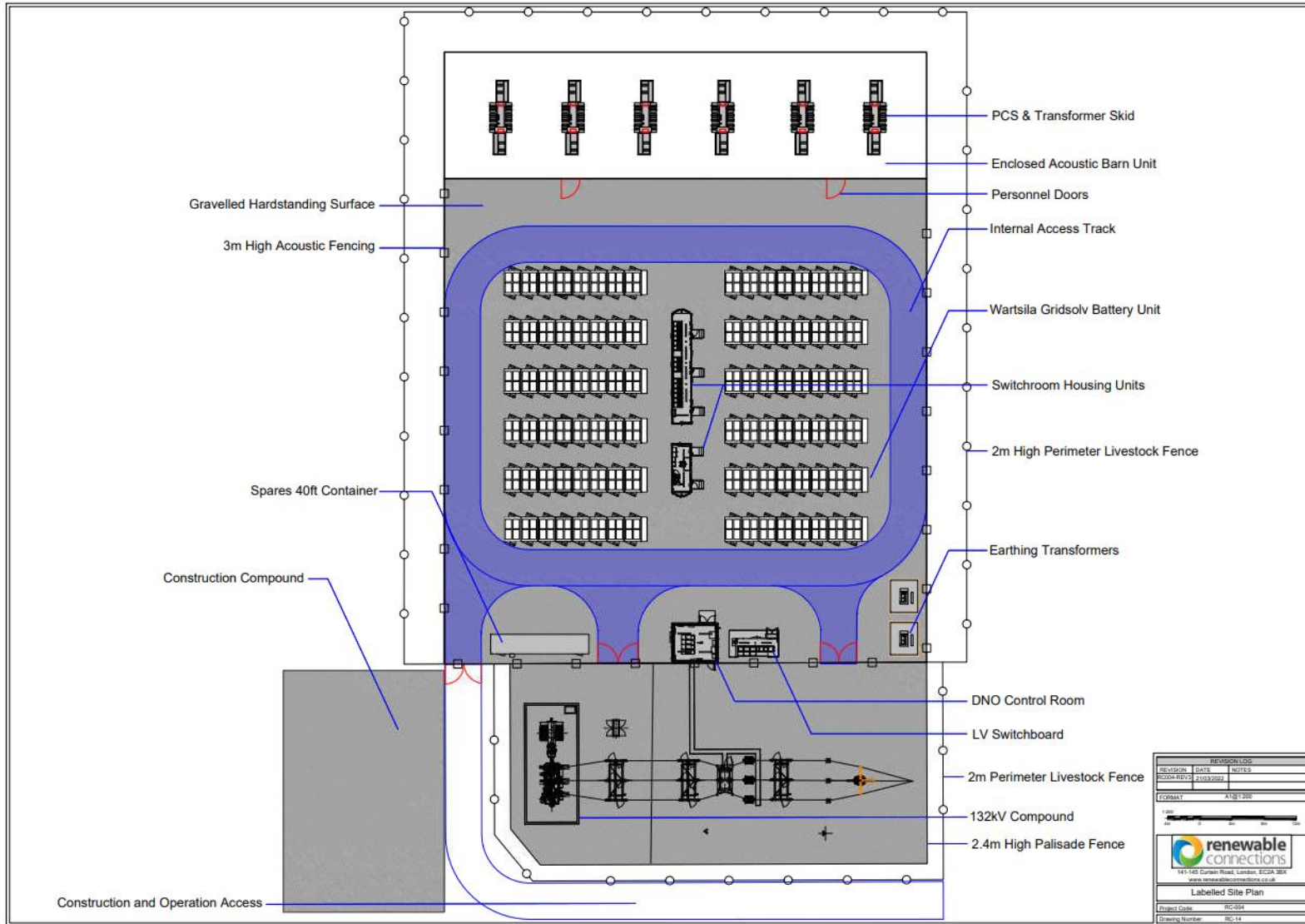
# Site Location Plan



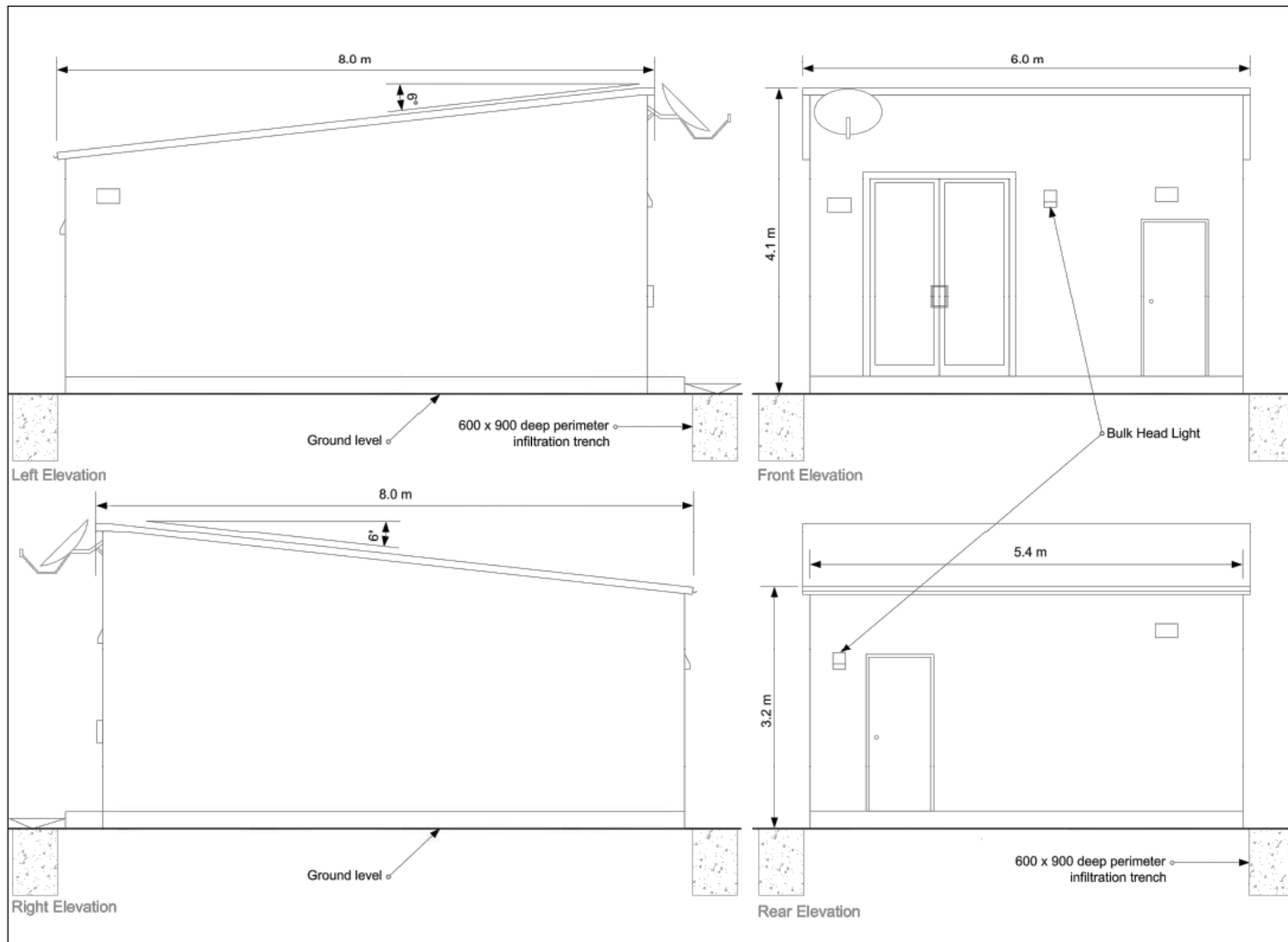
# Site Plan Indicating District Boundaries



# Proposed Works (Within Eash Herts District Council)

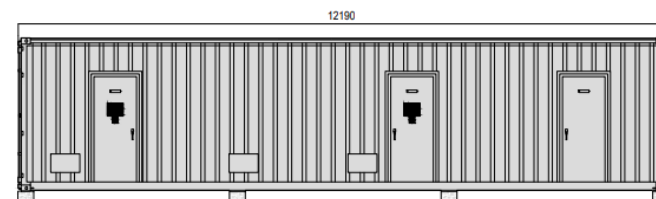
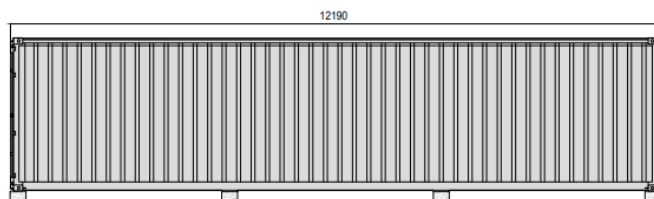


# Substation Details

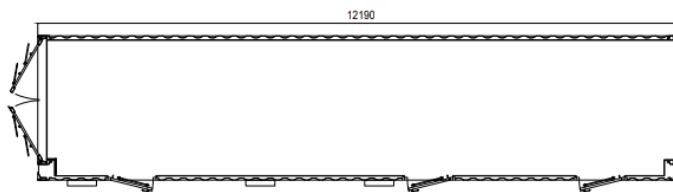




# Switchgear Details



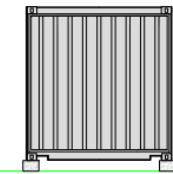
Side View



Birds Eye View




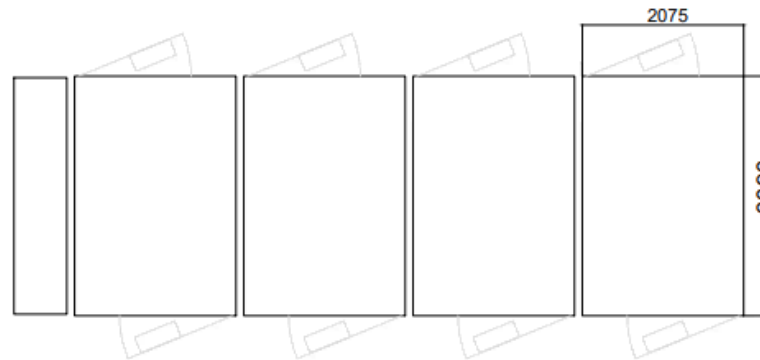
Front View



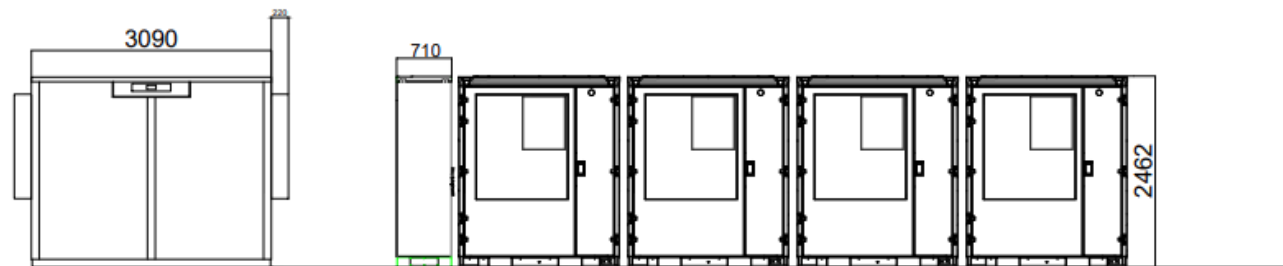
# Wartsila GridSolve Quantum Details



For Planning		
REVISION LOG		
REVISION	DATE	NOTES
01	07/10/2021	FIRST ISSUE
FORMAT A3@1:50		
 141-145 Curtain Road, London, EC2A 3BX <a href="http://www.renewableconnections.co.uk">www.renewableconnections.co.uk</a>		
Wartsila GridSolv Quantum Detail		
Page 1 of 1		
Drawing Number: RC-04		



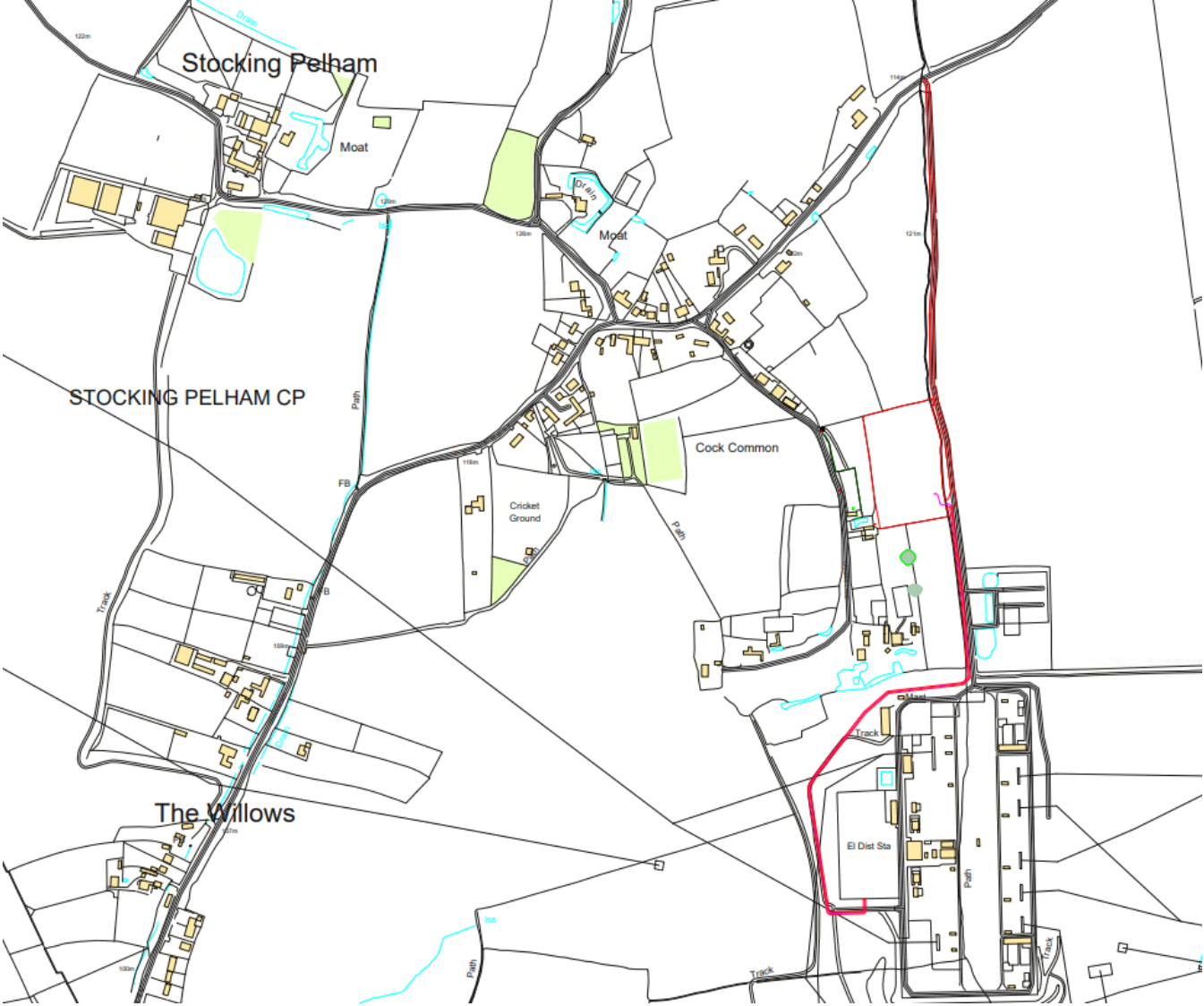
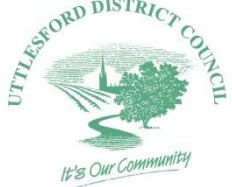
Plan View



Front View

Side View

# Proposed Works within Uttlesford Council



# Site Photos



SITE CONTEXT VIEW



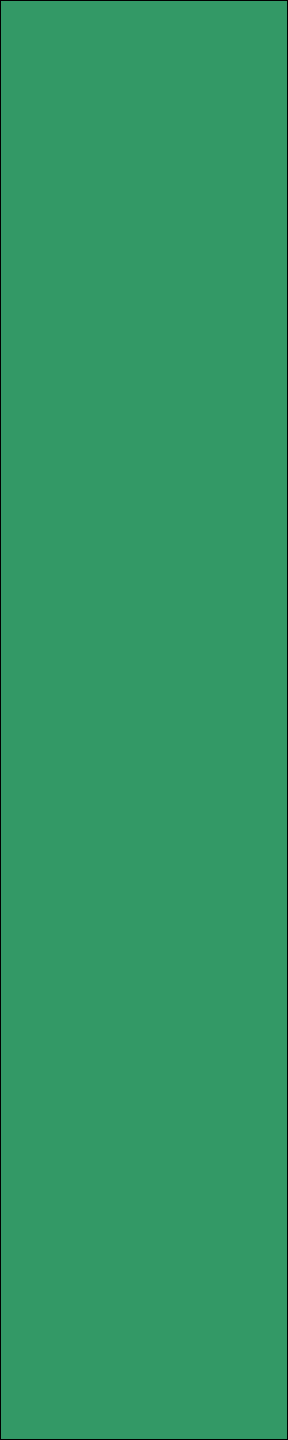
# Site Photo

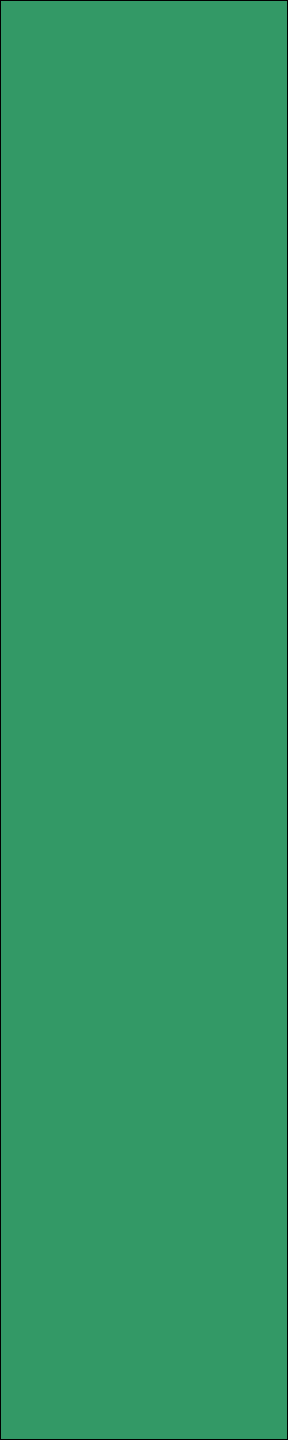


**UTT/23/1597/HHF**

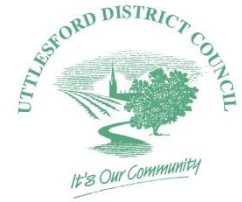
**3 Hamilton Mews**

**SAFFRON WALDEN**









3 Hamilton Mews Saffron Walden  
Essex CB10 2BH

OS MasterMap 1250/2500/10000 scale  
Wednesday, June 7, 2023. ID: BW1-01107963  
maps.blackwell.co.uk

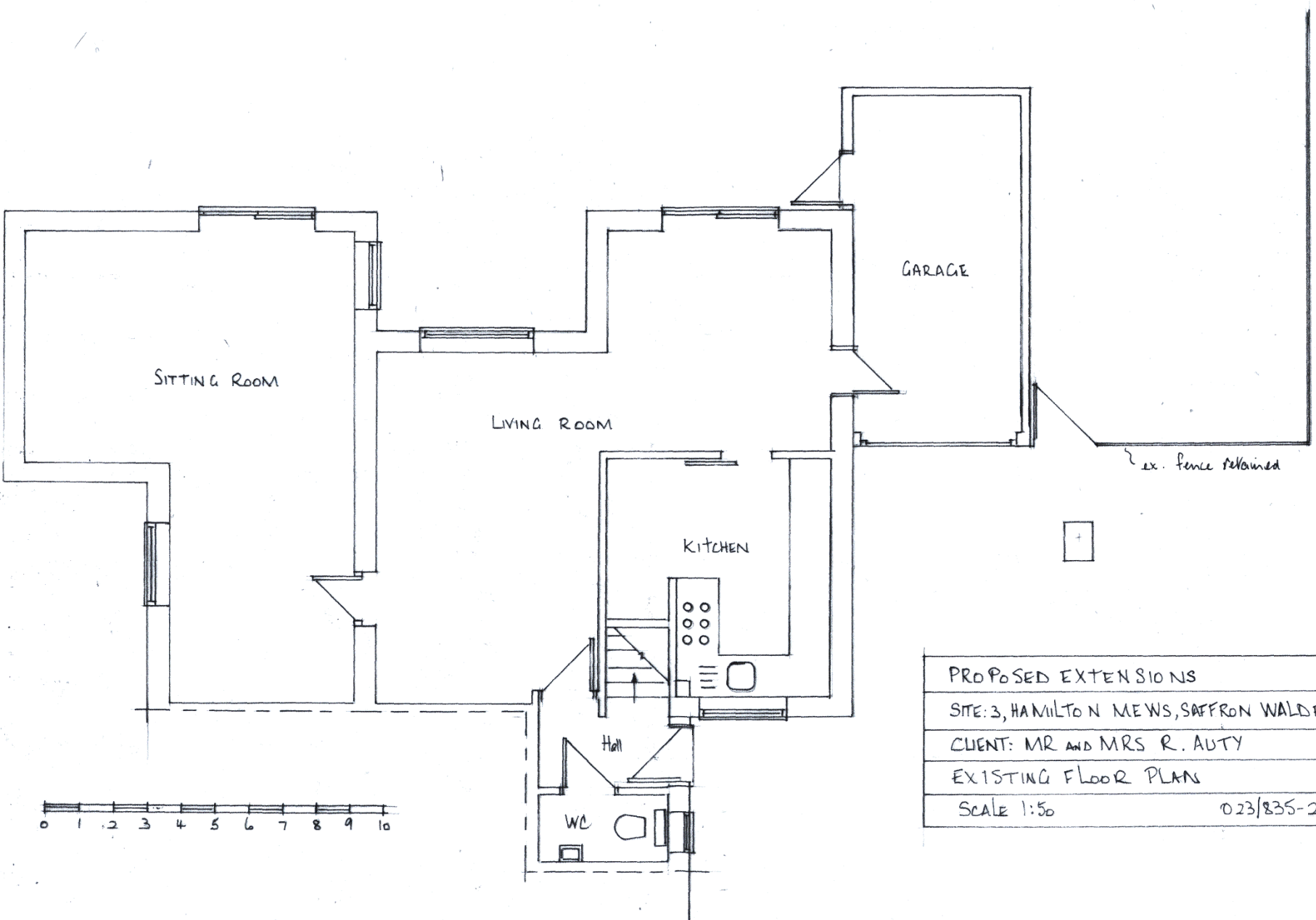
1:500 scale print at A4, Centre: 554784 E, 238597 N

© Crown Copyright Ordnance Survey. Licence no. 100041041

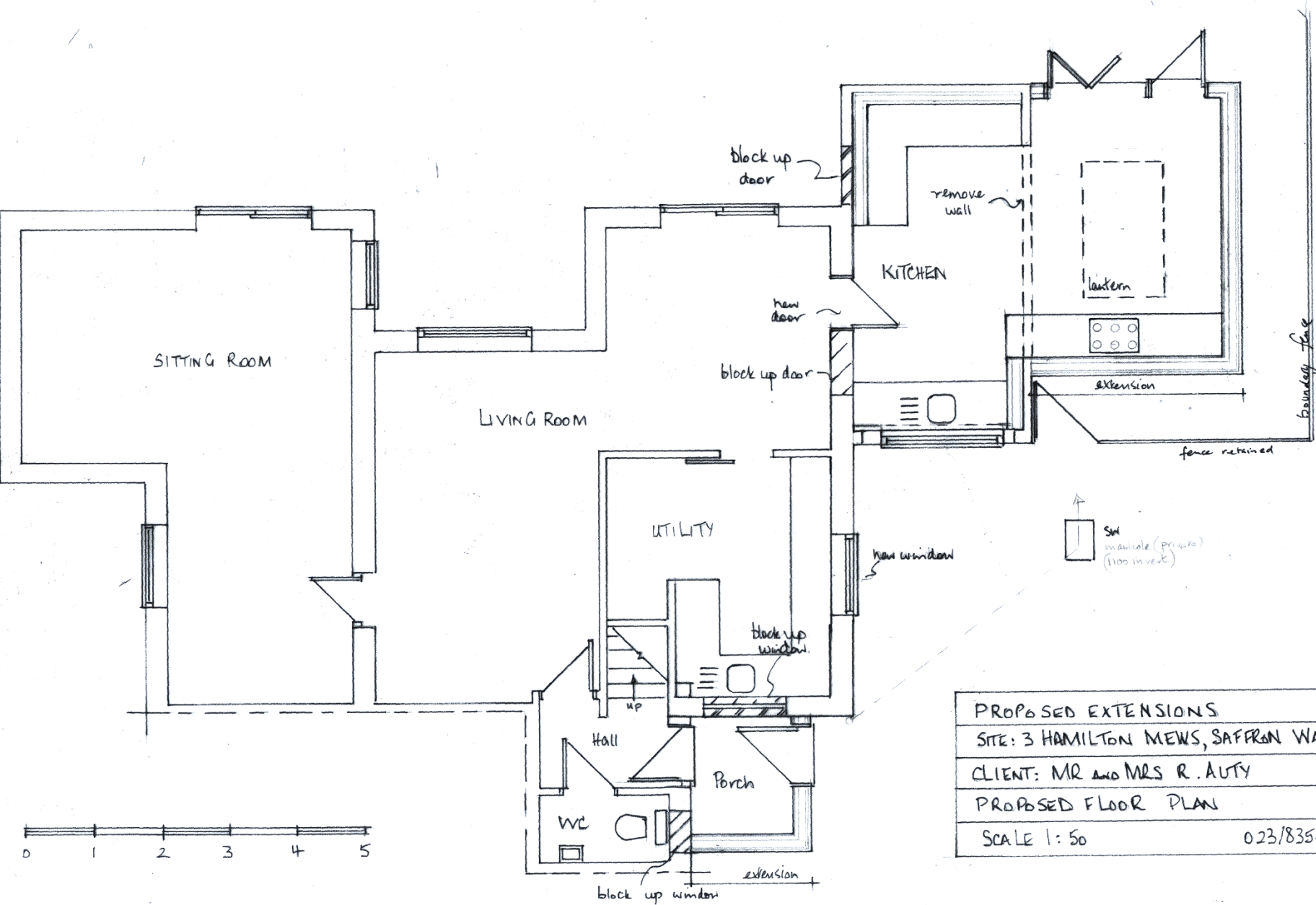


**BLACKWELL'S**  
**MAPPING SERVICES**  
PROFESSORS OF PROFESSIONAL MAPPING  
www.blackwellmapping.co.uk

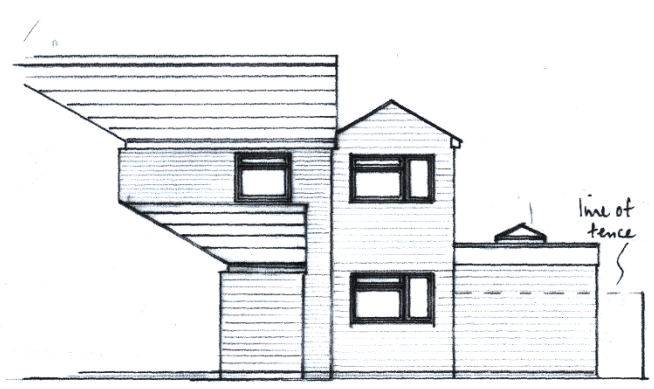
TEL: 0800 151 2612  
maps@blackwell.co.uk



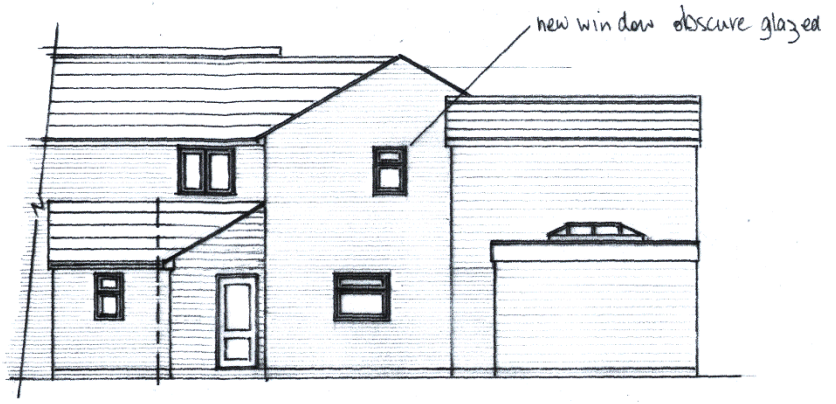
PROPOSED EXTENSIONS	
SITE: 3, HAMILTON MEWS, SAFFRON WALDEN	
CLIENT: MR AND MRS R. AUTY	
EXISTING FLOOR PLAN	
SCALE 1:50	023/835-2



PROPOSED EXTENSIONS	
SITE: 3 HAMILTON MEWS, SAFFRON WALDEN	
CLIENT: MR AND MRS R. AUTY	
PROPOSED FLOOR PLAN	
SCALE 1: 50	023/835-4



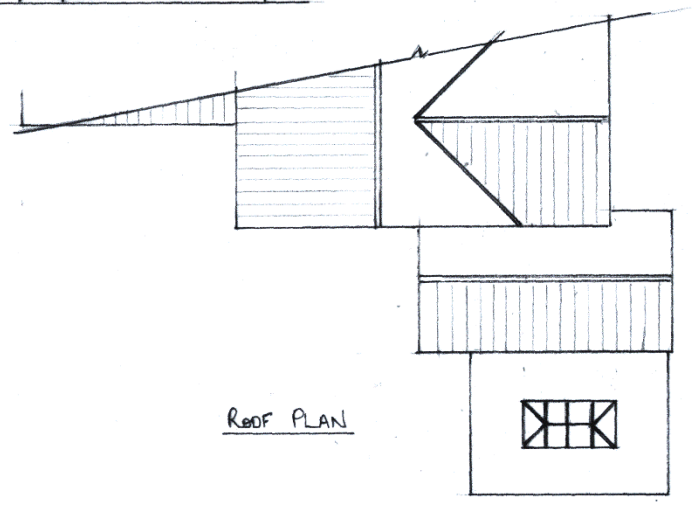
FRONT



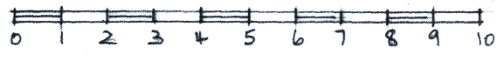
SIDE



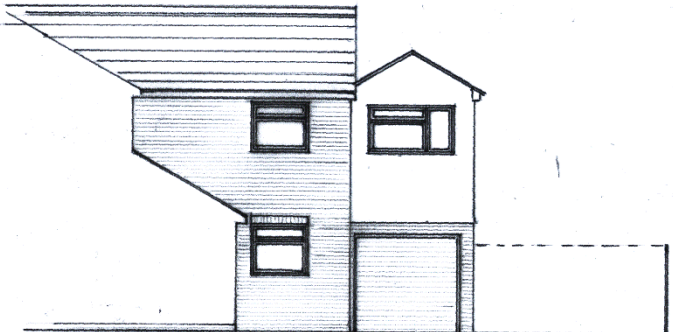
REAR



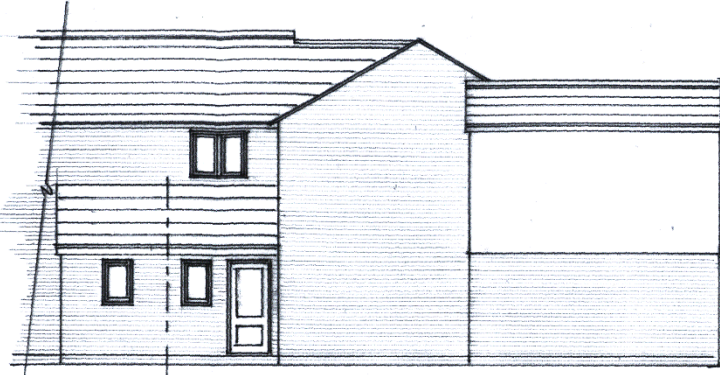
ROOF PLAN



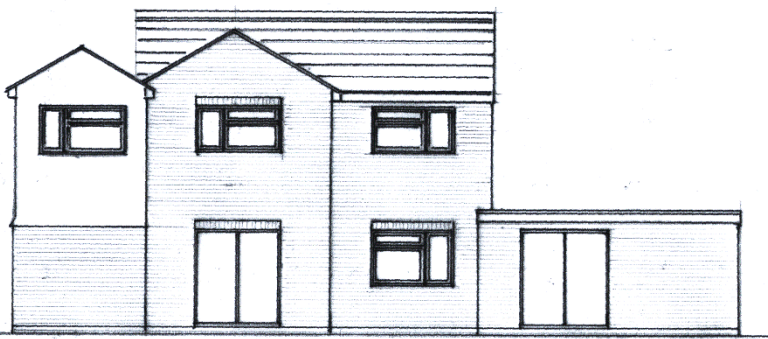
PROPOSED EXTENSIONS	
SITE: 3, HAMILTON MEWS, SAFFRON WALDEN	
CLIENT: MR AND MRS R. ALTY	
PROPOSED ELEVATIONS, ROOF PLAN	
SCALE 1:100	023/835-3



FRONT



SIDE



REAR



PROPOSED EXTENSIONS	
SITE: 3, HAMILTON MEWS, SAFFRON WALDEN	
CLIENT: MR AND MRS R. AUTY	
EXISTING ELEVATIONS	
SCALE 1:100	023/ 835-1

This page is intentionally left blank