



Minutes of the Meeting held on 25th March 2019 at 7.30pm in the Meeting Room, The Old School House, Main Road, Danbury

Present: Cllrs: M Telling (Chairman), S Berlyn (ex officio), Mrs A Chapman (ex officio), C Baker, Mrs M Hensing, A Keeler, J Steele, J Thombs (Vice Chairman)
In Attendance: Mrs L Mitchelmore (Assistant Clerk), Mr J Alexander, Mr R Cole-Jones

202 Apologies for Absence

There were no apologies for absence.

203 Declarations of Interest

All Members were reminded that they must disclose any pecuniary or non-pecuniary interests they knew they might have in items of business on the meeting's agenda and that they must do so at this point on the agenda or as soon as they became aware of the interest. They were reminded that they would need to repeat their declaration at the appropriate point in the meeting and leave the room if the interest was a pecuniary one. They were also obliged to notify the Monitoring Officer of the interest within 28 days of the meeting, if they had not previously notified her about it. Unforeseen interests must be declared similarly at the appropriate time.

Cllr Mrs Chapman declared a non-pecuniary interest in item 206.1
The Parish Council was the applicant for two tree applications and so no comments would be made for those applications.

204 Public Question Time

There were no members of the public present.

205 Minutes

RESOLVED: that the minutes of the meeting held on 4th March 2019 were approved and signed as a correct record.

206 Planning Applications – Appendix A

206.1 Seven applications were considered and responses agreed. . Cllr Steele declared a non-pecuniary interest in two of the applications, prior to them being discussed.

RESOLVED: that the responses to the planning applications in Appendix A be submitted to Chelmsford City Council (CCC).

206.2 The Committee determined whether to refer any applications to the Ward Member.

RESOLVED: that there were no applications to be referred to the local Ward Member for determination by the CCC Planning Committee.

207 Planning Decisions – Appendix B

Three planning decisions were received
RESOLVED: that the information be noted.

208 Tree Applications – Appendix C

Six applications were considered and the responses agreed.
RESOLVED: that the responses in Appendix C be submitted to CCC.

209 CCC Planning Committee

It was noted that the next CCC Planning Committee would be held on 26th March 2019 at 7pm.

210 Neighbouring Parishes Planning Applications

Members noted the updates from neighbouring parishes.
RESOLVED: that the information be noted.

211 Enforcement Matters

Members reported that land at Old Chase Farm, Hyde Lane that had been the subject of a recent lost Enforcement Appeal had been put up for sale subsequent to a company going into administration. The Assistant Clerk had been advised by Chelmsford City Council that planning matters, including enforcement notices were attached to the land and not the company and so would still be enforceable. Members requested that this be monitored and included in subsequent agendas.

212 Danbury Neighbourhood Plan

An update was given by the Neighbourhood Plan Coordinator. The Grant Funding spend to date was £5837.89. The Strategic Environmental Assessment screening opinion had been received and concluded that an SEA would be required. The Site Assessment Report had been received from AECOM and was being reviewed by the Sites Working Group. The Plan Writing Group were progressing. The timetable had been reviewed at the Steering Group Meeting on 18th March and more information was being sought in relation to the Site Assessment Report and SEA timing, before it would be confirmed. The Conservation Officer at CCC had prepared information relating to Heritage and the report was anticipated to arrive soon.

213 Planning matters for report (for information only)

Cllr Mrs Chapman reported that she had been trying to get the Library and Schoolhouse Listed.

Cllr Berlyn reported that the footway in Butts Lane had yet to be repaired and considered that this should be referred back to the relevant authorities. This had been previously reported to Chelmsford City Council and Essex Highways.

214 Forthcoming Meetings 2019

Meetings were scheduled for 15th April and 1st May 2019 at 7.30pm at the Parish Council Office.

There being no further business the Chairman closed the meeting at 9.03pm.

Chairman

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Signed

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Date

Ref no	Property	Proposal	Comments
19/00052/ADV	64, Maldon Road	1 internally and 3 non illuminated signs	We are concerned about the increase in light pollution in this residential area. The signage appears to be out of character with the residential area. Policies DPF 41 (External security lighting or general floodlighting, whether commercial or residential should be PIR controlled and not left permanently on, to reduce existing light pollution in the village to avoid nuisance.) and DPF 42 (Lighting on property within the Defined Settlement boundary, particularly within the conservation area, should be carefully designed and positioned to avoid intrusion and nuisance to neighbouring properties and to ensure it does not add to levels of light pollution) apply.
19/00201/FUL	Blue House Farm, Gay Bowers Road	Demolition of existing outbuilding and new replacement outbuilding	Please ensure that it is not used for residential purposes and that permitted development rights are removed. Due to the age of the building, please could there be an archaeological investigation before development commences. Please ensure that the proposed building complies with listing building consent/requirements.
19/00245/FUL	24, Maldon Road	Retrospective application for removal of existing felt coping and damaged render to boundary wall, installation of new painted timber cladding and lead copings to front elevations.	At that point of the village, the brick wall was less intrusive and more in keeping with the street scene and the brick wall of the neighbouring property. With the black cladding, the signage is more overt and the scale of the signage appears to be larger than shown in the plans, and inappropriate in the Conservation Area. We would have preferred the brick wall to have been repaired/reinstated rather than the cladding. Policies DPF 1 and DPF 22 apply.
19/00246/LBC	24, Maldon Road	Retrospective application for removal of existing felt coping and damaged	At that point of the village, the brick wall was less intrusive and more in keeping with the street scene and the brick wall of the neighbouring property. With the black cladding, the signage is more overt and the scale of the signage appears to be

		render to boundary wall, installation of new painted timber cladding and lead copings to front elevations.	larger than shown in the plans, and inappropriate in the Conservation Area. We would have preferred the brick wall to have been repaired/reinstated rather than the cladding. Policies DPF 1 and DPF 22 apply.
18/00076/DOC/1	Wateroak, Ludgores Lane	Discharge of Conditions 4 (details of materials) and 5 (finished levels.)	No Comments
19/00394/FUL	33 Runsell View	Single Storey side extension	No Comments
19/00127/FUL Amended Description	9, Hyde Green	The description has been changed to: Raising of roof, two storey front extension and part two and part single storey rear extension, conversion of garage into habitable accommodation with first floor extension above.	No Comments

Ref no	Property	Proposal	Comments
Granted			
19/00062/FUL	67, Main Road	Two storey rear extension.	No Comments
19/00059/FUL	Trotwood Cottage, Colemans Lane	Single storey rear extension.	No Comments
18/02107/FUL	8, Hyde Lane	Part single storey, part two storey side extension with additional window to the rear.	We are concerned that the proposed development might impact on existing trees and hedges. It is also contrary to DPF policies 14 and 15.

Ref no	Property	Proposal	Comments
19/05036/TPO	13, Mildmays	Ash T11 - Fell - Reason: Falling branches pose a safety risk to children; Ash T6 - Fell - Reason: Excessively big tree and space needed for summer house; Oak -T9 - Crown reduction of 6m - Reason: Falling branches pose a safety risk to children and blocking light.	Ash Trees T11 and T6 are valuable due to Ash Die Back and these might be resistant strains. The reasons given for felling, as in falling branches and excessive size are poor reasons particularly when elsewhere in the application it answers 'no' to whether the trees are diseased or likely to break and fall. Needing space for a summer house is not a good reason for the removal of a TPO'd Ash Tree. Oak T9: A 6m crown reduction is dangerously excessive for the health of the tree.
19/05519/CAT	Danbury Bowling Club, Mayes Lane	T1 - Oak - Reduce overhanging branch on the south eastern corner of the bowls green. To reduce 2 low limbs extending to the north west originating at 3m from ground level by approximately 4m cutting to suitable growing points. To prune the remainder of the elevation overhanging the bowls green by a maximum of 1.5m cutting to suitable growing points - Reason: To leave a naturally flowing line and general tree maintenance.	No comments
19/05520/CAT	Dawson Field, Mayes Lane	T7 & T8 - Silver Birch x2 - Reduce limb under telephone line by 2-3m in length - Reason: To prevent interface between trees and telephone line and to promote health of the trees.	No comment as Danbury Parish Council is the applicant.

19/05042/TPO	5, Highfield Close	T10 & T11 - Oak - Prune back overhanging branches by 5m - Reason: Reducing sunlight, could potentially cause damage to property.	We are concerned that 5m is excessive pruning and that it would unbalance the trees. As they are to the north of the property, we wonder how much sunlight would be reduced.
19/05050/TPO	Tudor House, Penny Royal Road	T1(TPO/2004/027) - Oak - Front Garden - Reduce lateral spread cutting to suitable growing points - sever ivy; T1 (TPO/2005/013) - Willow - Rear garden - Reduce lateral spread by 2m to previous pruning points - Reason: Tree maintenance.	Oak: the application does not state how much the tree will be reduced by - please ensure that this is done sympathetically to the size of the tree.
19/05051/TPO	Dawson Field, Mayes Lane	T17 - Oak - Reduce over extended limbs towards clubhouse by 2m to reshape and reduce over extended branches - Reason: To prevent interface between trees and telephone line and to promote health of the trees.	No comment as Danbury Parish Council is the applicant.