

**Danbury Parish Council  
PLANNING COMMITTEE**

**Minutes of the Meeting held remotely on 28 September 2020 at 7.30pm**

**Present:** Councillors: J Thombs (Chairman), S Berlyn (Ex Officio), A Chapman, M Hessian (Vice Chairman), A Keeler.

**In Attendance:** Mr J Alexander, Mrs L Mitchelmore (Assistant Clerk).

**20/21.35 Apologies for absence**

None.

**20/21.36 Declarations of Interest**

Members are required to declare any personal or prejudicial interests they know they may have in items of business on the meeting's agenda. They are reminded that they will need to repeat their declaration at the appropriate point in the meeting and leave the room if the interest is a prejudicial one. Unforeseen interests must be declared similarly at the appropriate time. Members have dispensation to discuss and vote in respect of matters relating to the Precept and the DCA.

None.

**20/21.37 Public Question Time**

Members of the public are invited to address the Council, give their views and question the Council on issues on this agenda, or raise issues for future consideration (at the discretion of the Chairman). Members of the public may not take part in the Council meeting itself. At the close of this item members of the public will no longer be permitted to address the Council unless invited to do so by the Chairman. The session will last for a maximum of 15 minutes with any individual contribution lasting a maximum of 5 minutes. Members of the public should address their representation through the Chairman of the meeting.

There were no members of the public present.

**20/21.38 Minutes**

RESOLVED: that the minutes of the meeting held on 7 September 2020 were approved and would be signed as a true record.

**20/21.39 Planning Applications**

20/21.39 1

Eleven applications were considered and responses agreed.

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

20/21.39 2

The Committee determined whether to refer any application *to which it had objected* to the local Ward Member for determination by the CCC Planning Committee (unless officers were minded to refuse it).

RESOLVED: that no applications would be referred to the ward member for determination by CCC.

**20/21.40 Planning Decisions**

The planning decisions in Appendix B were noted.

**20/21.41 Street Numbering**

The change of postal address for 2 Ashleigh Cottages, Plumptre Lane CM3 4JL.to Primrose Cottage, Plumptre Lane, CM3 4JL, was noted.

**20/21.42 Danbury Neighbourhood Plan**

A verbal report was received from the Danbury Neighbourhood Plan. What was hoped to be the final assessment had been completed and the final signed document was awaited. The Sites Group would now be able continue their work. The Plan Writing Group were nearing completion of the Design Code.

**20/21.43 Planning for the Future White Paper Consultation**

20/21.43.1

The partially completed draft response to the Government White Paper Consultation had been received and the Group would complete it by the end of the Consultation Period.

20/21/43.2

The committee considered the recommendation that their response to the National Association of Local Council’s (NALC) White paper consultation be shared with NALC (National Association of Local Councils), the deadline for which was 15<sup>th</sup> October 2020. The Assistant Clerk noted that the Group may not be able to complete their response in time to meet the deadline for submissions to NALC.

RESOLVED: that on the assumption that it would be finished in time, the response be shared with both NALC and EALC (Essex Association of Local Councils). Proposed: Cllr Berlyn, Seconded Cllr Keeler, all agreed.

**20/21. 44 Transparency and Competition (Land Control) Consultation – Appendix C**

The committee considered a response to NALC’s Transparency and Competition (Land Control) call for evidence. Members considered that the technical and very specific nature of the call for evidence, and existing time commitments to complete the Planning White Paper Consultation would prohibit them from having the necessary knowledge base and time to participate in this consultation.

RESOLVED: that the Parish Council would not respond to NALC’s call for evidence for the Transparency and Competition (Land Control) Consultation.

**20/21.45 Matters for Report (for information only)**

- i) Cllr Keeler reminded the Assistant Clerk and requested an update on Sandon Application 20/01298/FUL.
- ii) Broomfield Parish Council had enquired as to whether Neighbourhood Plan groups would like to collaborate in the Neighbourhood Plan elements of the Planning White Paper Consultation. The Parish Council response to the LocalitySurvey could perhaps be shared with them.

**20/21.46 Dates of next meeting**

Monday 19 October 2020 to be held remotely by Zoom at 7.30pm

There being no further business to transact, the Chairman closed the meeting at 9.06pm.

Chairman

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Signed

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Date

<b>Ref no</b>	<b>Property</b>	<b>Proposal</b>	<b>Comments</b>
20/01300/FUL	Russetts, Maldon Road	Demolish existing conservatory. Construction of single storey rear extension with 3No. roof windows. Increase in size of rear dormer and front porch.	No comments.
20/01365/FUL	3, The Heights	Demolish conservatory. First floor extension over existing garage and terrace area.	No comments.
20/01407/FUL	32, Mill Lane	Front extension	No comments.

20/01411/FUL	Tea on the Green	Temporary approval through to summer 2021 for the provision of 4 No timber cabins.	<p>Whilst sympathetic to the difficult trading conditions being experienced due to Covid-19, the Parish Council objects to this application. This is due to concerns over the narrowness of the space available and impact on ability to Social Distance. The plans do not appear to reflect the 6ft x 6ft cabin size, and the extent to which the remaining space will be narrowed. Please could a more accurate plan be provided. Having considered the proposed size of the cabins and the space available the Parish Council believes that there will be insufficient remaining space to allow social distancing between customers of the Bakery/Deli, Tea Shop and Dry Cleaners, and staff waiting on customers in the cabins – carrying hot drinks and food. This will be exacerbated as the cabin doors open outwards. The cabin adjacent to the dry cleaners in particular, may obstruct their entrance. The Council is also concerned that if emergency services were in attendance, they would be impeded by the narrowness of the remaining space. The application is for the cabins to be in situ until 21<sup>st</sup> June 2021, however the Council considers that they would be unnecessary in the months of May and June when the weather will have improved. What arrangements have been made to secure the cabins overnight, how will they be heated? If minded to approve this application, please would Planning Officers ensure that the cabins are removed and do not become a permanent feature; and that there will be no tables and chairs installed in the remaining free space.</p>
20/01451/FUL	8, South Hill Close	Conservatory replaced with single storey rear extension	No comments.
20/01447/FUL	Oakwood Cottage, Slough Road	Single storey side extension, with flat roof and roof lantern. Walls to be composite cladding finish, with remainder to be rendered.	No comments.

20/05162/TPO	32A Parkdale	T3 – Oak – Rear garden – Removal of deadwood and epicormic growth. Reason: a lot of twigs and branches drop out of the tree whenever there is a strong wind.	No Comments.
20/05195/TPO	1, Hyde Green	G1 – Oak x3 – reduce height of trees up to 6m. Reason: trees are around 40ft high and wish to reduce as causing excessive shading.	The Parish Council objects to the extent of reductions proposed. Shading does not justify such excessive reductions. It will have a detrimental impact on the aesthetic and natural environmental character of the local area.
20/05594/CAT	53 Main Road	Fell x5 dead trees located at field boundary. Remove large diameter dead wood from Ash located in the bottom right corner of field. Reason: General Maintenance.	No comments.
20/05605/CAT	98, Main Road	Horse Chestnut – fell - overcrowding	No comments.
20/05607/CAT	30, Main Road	Fir Tree - Rear garden - Fell; Willow - Rear Garden - reduce by approximately 3m. Reasons: The top has two large stems growing out of shape with the top centre of the crown. We would like to bring these two stems back to create a better shape and to stop the risk of splitting.	The Parish Council is disappointed at the standard of the plans produced to accompany this application and objects to the proposed works. No evidence has been provided to back up the need for the works proposed for the Willow; and there is no reason or evidence given to justify the felling of the Fir Tree.

**DANBURY PARISH COUNCIL**

Planning Committee Minutes: 28 September 2020

**Appendix B**

Planning Decisions

<b>Ref no</b>	<b>Property</b>	<b>Proposal</b>	<b>Comments</b>
20/05126/TPO Permitted 1 <sup>st</sup> Sept	Heyrons, Cherry Garden Lane	A1 - 6x oaks - remove all major deadwood and cut back any overhang from conservatory by 2-3m. T1 Oak closet to house cut back overhang from each property by 2-3metres, 3-4metre crown lift on Little Heyrons side, and major deadwooding. Reason: to prevent damage.	No comments
20/01030/FUL Permitted 27 August	Hyde Lodge, Hyde Lane	Proposed cart lodge.	The Parish Council made an objection
20/01003/FUL Permitted 27 August	3, Armstrong Close	Construction of single storey front porch and extension of existing dropped kerb.	No comments
20/01054/FUL Permitted 7 September	77, Hoynors	Single storey front extension. Conversion of existing garage and alteration of roof to create habitable area.	No comments
20/01084/FUL Permitted 4 <sup>th</sup> September	Griffin Meadow, 74, Main Road	Proposed raised decking with wire balustrades, as an existing patio area.	
20/05153/TPO Refused 10 September	April House, Bicknacre Road	T1- Horse Chestnut - pollard back to the main stem. Reason: This tree is over hanging that side of the garden, dropping debris and causing shade.	Parish Council objected to this application
20/01009/FUL Permitted 1 September	Little Acorns, 4 Mill Lane	Replacement dormer to the front and extension of side dormer. New roof lights to west facing side elevation and north facing rear elevation and replacement of roof tiles, doors and windows. Rendering of existing walls.	No comments
20/01090/FUL Permitted 7 September	5, Armstrong Close	Construction of front porch.	No comments

<p>20/05579/CAT No objection 7 September</p>	<p>Car Park Rear Of 1 To 4 Eves Corner Danbury Chelmsford CM3 4QF</p>	<p>1 - Sycamore - selectively reduce eastern aspect of crown to provide up to 1metre clearance to the building. 2 - three Field Maples and 1 Sycamore - crown lift up to 2metres. 3- Sycamore and two Field Maples - crown lift up to 4metres. 4- Holly - crown lift to 5metres. 5- Dogwood - fell. 6 - Walnut - crown lift to 3metres where overhangs the car park. Reason: All these trees have grown over the years. Some are now resting on the roof of property and others encroaching on car park area. Now wish to remove just cut back where appropriate to enable all car parking spaces to be used and shrubs underneath to flourish.</p>	<p>No comment other than to request that the work is carried out sensitively by professional tree surgeons.</p>
<p>20/01085/FUL Permitted 14 September</p>	<p>26, Mill Lane</p>	<p>Erection of single storey rear extension.</p>	<p>No comments</p>
<p>20/05582/CAT No Objection 14 September</p>	<p>87, Main Road</p>	<p>Cherry - middle of the front garden - Fell. Reason: It over hangs the drive way and our cars are getting damaged and ruined with the fruit that falls from the tree. x3 Leylandii - front garden, nearest to annex - Fell. Close to the annexe and the roots are close to the building. This will also let more light into the annex.</p>	<p>The Parish Council objected to the felling of the cherry tree.</p>

20/05152/TPO Refused 14 September	Tile Barn, Plumptre Lane	G2 - Limes - Both Lime trees to be pollarded back to the main stem. Reason: They are both overhanging significantly and contain a few dead branches. They restrict the use of that side of the garden due to the overhang and nothing can grow in the shade. They are also rubbing against the Oak.	No comments
20/05157/TPO Permitted 17 Sept	53, Mill Lane	T10 Oak crown lift northeast aspect of crown by 5metres and crown reduce southwest aspect of crown by 2metres. Reason: more symmetrical and to stop it catching on passing lorries. There is a large branch also growing very near the house.	No comments
20/00427/FUL Appeal Dismissed 18 September	Hazeleigh, Riffhams Lane	Single storey rear extension. First floor extension. Loft accommodation including 3No, rear dormers and roof windows. Juliette balconies to the front ground floor.	The Parish Council objected to this application.  There is still an appeal on going for refused application 19/01642/FUL