

Date



Princes Road
Maldon
Essex CM9 5DL

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MEMBERS' UPDATE

CHIEF EXECUTIVE
Doug Wilkinson

Dear Councillor

CENTRAL AREA PLANNING COMMITTEE - WEDNESDAY 22 OCTOBER 2025

Please find enclosed the Members' Update for the above meeting, detailing any further information received in relation to the following items of business since the agenda was printed.

5. **25/00605/FUL, Land Adjacent Heybridge House Industrial Estate, Bates Road, Maldon** (Pages 3 - 4)
6. **25/00254/FUL, Skate Park, The Promenade Park, Park Drive, Maldon** (Pages 5 - 6)

Yours faithfully

Chief Executive

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CIRCULATED PRIOR
TO THE MEETING



REPORT of
DIRECTOR OF PLACE, PLANNING AND GROWTH

to
CENTRAL AREA PLANNING COMMITTEE
22 OCTOBER 2025

MEMBERS' UPDATE

AGENDA ITEM NO. 5

Application Number	25/00605/FUL
Location	Land Adjacent Heybridge House Industrial Estate Bates Road Maldon
Proposal	Retrospective application for storage of empty bins, empty skips and lorries associated with neighbouring use
Applicant	Mr Robert Smith - CSH Environmental
Agent	Mr Paul Calder - Next Steps Planning Ltd
Target Decision Date	28 November 2025 (Time Extended)
Case Officer	Chris Purvis
Parish	MALDON NORTH
Reason for Referral to the Committee / Council	Called in by Cllr Nick Spenceley over concerns with flood risk and policy D5, impact upon green infrastructure and policy N1, and to consider biodiversity and policy N2.

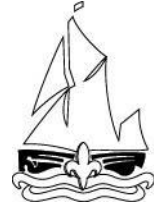
8 PROPOSED ADDITIONAL CONDITION

9. Within 2 months of the date of this planning permission, the site shall be laid out in accordance with the approved plans and retained as such..

Reason: In the interests of visual amenity and to safeguard nearby residential amenity in accordance with policy D1 of the Maldon District Local Development Plan.

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CIRCULATED PRIOR
TO THE MEETING



**REPORT of
DIRECTOR OF PLACE, PLANNING AND GROWTH**

to
**CENTRAL AREA PLANNING COMMITTEE
22 OCTOBER 2025**

MEMBERS' UPDATE

AGENDA ITEM NO. 6

Application Number	25/00254/FUL
Location	Skate Park – The Promenade Park – Park Drive – Maldon
Proposal	Installation of a concrete skateboard park, lighting, benches and shelter following removal of the existing steel skatepark.
Applicant	Maldon District Council
Agent	Ms Wendy Davies – Bendcrete Leisure Ltd
Target Decision Date	24 October 2025 (extension of time)
Case Officer	Fiona Bradley
Parish	Maldon East
Reason for Referral to the Committee / Council	Council Owned Land

5 MAIN CONSIDERATIONS (PAGES 28 TO 32)

5.5 Flood Risk

Paragraph 5.5.2 on page 31 incorrectly refers to the proposal for the “replacement pirate ship and lighthouse” and should instead refer to the “skateboard park”.

8 PROPOSED CONDITIONS (PAGES 34 AND 35)

Condition 5 of the recommendation requires details of fences, gates and soft landscaping to be submitted for approval prior to works commencing above ground level. Details of the fence and gates to be erected have now been submitted. The fence and gates proposed match those used within Promenade Park. Other than the laying of grass around the edge of the skate park, no additional soft landscaping is proposed. The details are therefore acceptable and can be included as an approved plan under condition 2 of the permission. Accordingly, condition 5 is no longer necessary and is deleted.

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