

## MEMBERS' UPDATE

HEAD OF PAID SERVICE'S OFFICE  
HEAD OF PAID SERVICE  
Richard Holmes

05 July 2019

Dear Councillor

### NORTH WESTERN AREA PLANNING COMMITTEE - MONDAY 8 JULY 2019

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. **FUL/MAL/19/00003 - Hallfield Gate, Barnhall Road, Tolleshunt Knights** (Pages 3 - 4)
6. **RES/MAL/19/00197 - Land North Of 48 Woodrolfe Road, Tollesbury** (Pages 5 - 6)

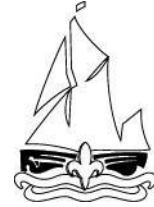
Yours faithfully



Head of Paid Services

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**CIRCULATED  
BEFORE THE  
MEETING**



**REPORT of  
DIRECTOR OF STRATEGY, PERFORMANCE AND GOVERNANCE**

to  
**NORTH WESTERN AREA PLANNING COMMITTEE  
8 JULY 2019**

**MEMBERS' UPDATE**

**AGENDA ITEM NO. 5**

|   |  |
|---|--|
| <b>Application Number</b>                             | <b>19/00003/FUL</b>  |
| <b>Location</b>                                       | Hallfield Gate Barnhall Road Tolleshunt Knights              |
| <b>Proposal</b>                                       | Demolition of the existing house and erection of a new house |
| <b>Applicant</b>                                      | Mr Daniel Kyan   |
| <b>Agent</b>  | N/A  |
| <b>Target Decision Date</b>                           | 30.04.2019 EOT 10.07.2019                                    |
| <b>Case Officer</b>                                   | Hannah Bowles  |
| <b>Parish</b>   | Tolleshunt Knights   |
| <b>Reason for Referral to the Committee / Council</b> | Major Application  |

**5.6 Other Material Considerations**

5.6.3 As stated within paragraph 5.6.2 of the officers report, a pre-commencement condition, in relation to the finishing levels of the site and proposed dwelling, was requested (condition number 13 within the officers report). The applicant has confirmed that they are agreeable to the condition.

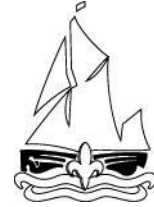
**7.4 Representations received from Interested Parties**

7.4.1 **3** additional representations were received **objecting** to the application. Only **additional** objecting comments made are summarised on the table below:

| <b>Objection Comment</b>             | <b>Officer Response</b>  |
|--------------------------------------|--|
| Amended plans are difficult to read. | The plans are considered sufficient to allow the consideration of the application. |

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8 JULY 2019**

**MEMBERS' UPDATE**

**AGENDA ITEM NO. 6**

|   |  |
|---|--|
| <b>Application Number</b>                             | <b>19/00197/RES</b>  |
| <b>Location</b>                                       | Land North Of 48 Woodrolfe Road Tollesbury   |
| <b>Proposal</b>                                       | Reserved matters application for the approval of access, appearance, landscaping, layout and scale for 18No. dwellinghouses on approved planning application OUT/MAL/14/01202 allowed on appeal APP/X1545/W/15/3136324 (Outline application for up to 24No. village houses). |
| <b>Applicant</b>                                      | Arbora Homes Ltd Et Al   |
| <b>Agent</b>  | ADP Ltd  |
| <b>Target Decision Date</b>                           | 31.05.2019 EOT 10.07.2019  |
| <b>Case Officer</b>                                   | Hannah Bowles  |
| <b>Parish</b>   | Tollesbury East  |
| <b>Reason for Referral to the Committee / Council</b> | Member call in by Councillor St Joseph<br>Reason: Public Interest  |

**1. REVISED RECOMMENDATION**

**APPROVE** subject to the conditions (as detailed in section 8 of the agenda report) and the Director of Strategy, Performance and Governance be **AUTHORISED**, to enter into a Deed of Variation of the existing Unilateral Undertaking, if necessary to allow a financial contribution to be made in lieu of the 0.2 affordable housing unit as set out in paragraph 5.3.4 of the agenda report.

**5.8 Other Material Considerations**

5.8.6 A query in relation to the management of the Amenity Land has been raised. As part of the Unilateral Undertaking, the applicant was required to provide a Land Management Scheme within three months of planning permission being granted. This was submitted in accordance with the agreement and formed part of application 14/01202/OUT.

5.8.7 It has also been noted that the proposed pedestrian access and footpath linking the site to the public car park to the east falls outside of the application site, as outlined in red.

Agenda Item no. 6

It therefore does not form part of the proposed development. Whilst the footpath would be a benefit of the scheme, it is not considered necessary for the development proposed to be acceptable.