



MALDON DISTRICT  
COUNCIL

## MEMBERS' UPDATE

DIRECTOR OF STRATEGY,  
PERFORMANCE AND GOVERNANCE  
Paul Dodson

21 September 2022

Dear Councillor

### DISTRICT PLANNING COMMITTEE - THURSDAY 22 SEPTEMBER 2022

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. **22/00344/FUL - Land on South Side Maldon Road, Woodham Mortimer, Essex**(Pages 3 - 4)
6. **22/00454/FUL - Limebrook Park East, Land South Of Wyke Hill And Limebrook Way, Maldon. Essex**(Pages 5 - 6)

Yours faithfully

Director of Strategy, Performance and Governance



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CIRCULATED PRIOR  
TO THE MEETING



**REPORT of  
DIRECTOR OF SERVICE DELIVERY**

to  
**DISTRICT PLANNING COMMITTEE**  
22 September 2022

**MEMBERS' UPDATE**

**AGENDA ITEM NO. 5**

<b>Application Number</b>	<b>22/00344/FUL</b>
<b>Location</b>	Land On South Side Maldon Road, Woodham Mortimer, Essex
<b>Proposal</b>	Change of use of land for 2 Gypsy/Traveller pitches comprising the siting of 1 mobile home, 1 touring caravan per pitch, alongside the formation of permeable hardstanding
<b>Applicant</b>	Ms M Delaney
<b>Agent</b>	Mr Peter Brownjohn - WS Planning & Architecture
<b>Target Decision Date</b>	05.08.2022
<b>Case Officer</b>	Anna Tastsoglou
<b>Parish</b>	<b>Woodham Mortimer With Hazeleigh</b>
<b>Reason for Referral to the Committee / Council</b>	Councillor / Member of Staff

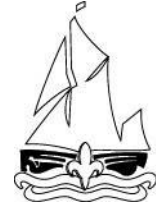
**7. CONSULTATIONS AND REPRESENTATIONS RECEIVED**

**7.4 Representations received from Interested Parties**

<b>Objection comment</b>	<b>Officer Response</b>
<p>No notice has been served in relation to the application to one of the landowners.</p> <p>It is confirmed that there is no intention to sell or lease the land relating to this planning application.</p>	<p>Comments noted.</p> <p>It should be noted that the certificate submitted with the application states that the required notice was served to the landowner. Even if the notice was not served correctly, by submitting this objection letter, it is clear that the owner was somehow informed about the proposed development and had the chance to comment.</p> <p>It is noted that matters pertaining to the sale or lease of the land are not material planning considerations.</p>

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CIRCULATED PRIOR  
TO THE MEETING



**REPORT of  
DIRECTOR OF SERVICE DELIVERY**

to  
**DISTRICT PLANNING COMMITTEE**  
22 September 2022

**MEMBERS' UPDATE**

**AGENDA ITEM NO. 6**

<b>Application Number</b>	<b>22/00454/FUL</b>
<b>Location</b>	Limebrook Park East, Land South Of Wycke Hill And Limebrook Way, Maldon, Essex
<b>Proposal</b>	Development of the site to provide 42 residential dwellings (Class C3) together with associated infrastructure
<b>Applicant</b>	Taylor Wimpey (London)
<b>Agent</b>	Mr Oliver Milne - Savills
<b>Target Decision Date</b>	31.10.2022
<b>Case Officer</b>	Kathryn Mathews
<b>Parish</b>	<b>MALDON WEST</b>
<b>Reason for Referral to the Committee / Council</b>	Strategic site within the strategic submitted Local Development Plan

**7. CONSULTATIONS AND REPRESENTATIONS RECEIVED**

**7.2 Statutory Consultees and Other Organisations**

<b>Name of Statutory Consultee / Other Organisation</b>	<b>Comment</b>	<b>Officer Response</b>
Environment Agency	Holding objection has been overcome – based on the information submitted, they conclude that the development will be no danger to people but recommends that the suitability of the submitted Flood Warning and Evacuation Plan is assessed.	Noted – the Flood Warning and Evacuation Plan submitted is basic and, therefore, it is recommended that an additional condition is imposed requiring the submission of a Flood Warning and Evacuation Plan is imposed if planning permission is granted.

**8. PROPOSED ADDITIONAL CONDITION**

22. Notwithstanding the details submitted, the dwellings hereby permitted shall not be occupied unless and until a Flood Warning and Evacuation Plan has been submitted to and approved in writing by the local planning authority. The occupiers of each of the dwellings shall be provided with a copy of the approved Plan prior to their first occupation of the dwellings.

**REASON** In order to minimise the potential adverse impacts of flooding, in accordance with Policies S4 and D5 of the approved Maldon District Local Development Plan and the NPPF.

**ADDITIONAL INFORMATIVE**

13. The applicant may need an environmental permit for flood risk activities if they want to do work in, under, over or within 8m from a fluvial main river and from any defence structure or culvert or 16m from a tidal main river and from any flood defence structure or culvert. The Limebrook South Arm is designated a 'main river'. Application forms and further information can be found at <https://www.gov.uk/guidance/flood-risk-activities-environmental-permits>. Anyone carrying out these activities without a permit where one is required, is breaking the law.