



**MINUTES of
NORTH WESTERN AREA PLANNING COMMITTEE
14 AUGUST 2024**

PRESENT

Chairperson Councillor M E Thompson
Vice-Chairperson Councillor M F L Durham, CC
Councillors J C Hughes, C P Morley and L L Wiffen

254. CHAIRPERSON'S NOTICES

The Chairperson welcomed everyone to the meeting and went through some general housekeeping arrangements for the meeting.

255. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors S J N Morgan, R H Siddall, E L Stephens and S White.

256. MINUTES OF THE LAST MEETING

RESOLVED that the Minutes of the meeting of the Committee held on 17 July 2024 be approved and confirmed.

257. DISCLOSURE OF INTEREST

Councillor M F L Durham declared a pecuniary interest in agenda item 5. 24/00360/VAR - Warren Pit, Herbage Park Road, Woodham Walter, Essex, CM9 6RJ, due to him acting as the agent for the applicant. Councillor Durham confirmed that he would speak as the agent and then leave the Chamber.

258. 24/00360/VAR - WARREN PIT, HERBAGE PARK ROAD, WOODHAM WALTER, ESSEX, CM9 6RJ

Application Number	24/00360/VAR
Location	Warren Pit, Herbage Park Road, Woodham Walter, Essex, CM9 6RJ
Proposal	Variation of condition 6 on approved application 16/01373/FUL (28 new holiday lodges with associated infrastructure and access). Variation seeks to alter Condition 6 to allow the siting of a single storage shed for each lodge.
Applicant	The Warren Golf & Country Club Ltd.
Agent	Frederick Lewis Limited

Target Decision Date	19.08.24
Case Officer	Lisa Page
Parish	WOODHAM MORTIMER
Reason for Referral to the Committee / Council	Member call in – Councillor S J N Morgan regarding policies S1, S2, S3, E43 and H4

Following the Officer's presentation, the Agent, Mr Durham, a Supporter, Mr Edwards, and Woodham Walter Parish Council representative, Councillor Rushton, addressed the Committee.

At this point of the meeting and in accordance with his earlier declaration Councillor Durham left the Chamber and did not return.

Councillor J C Hughes proposed to approve the application in accordance with the Officer's recommendation, which was duly seconded.

Officers clarified that the application was for 28 lodges not 48 as cited by the Officer in her presentation and confirmed that there was a licence issued at the site for the use, however, this wouldn't take precedent over the planning condition.

There being no further discussion the Chairperson put the proposal of Councillor Hughes to the Committee and upon a vote being taken, this was agreed.

RESOLVED that the application be **APPROVED** subject to the following conditions:

1. The development hereby permitted shall be carried out in accordance with the approved plan: - WLPGS033 REV 3 (16/01373).
2. No holiday lodges shall be used as a person's sole or main place of residence and shall be used for holiday purposes only.
3. With the exception of any building or structure required to be provided by conditions on a site licence issued under the Caravan Sites and Control of Development Act 1960, no structures, tents, garden paraphernalia, or similar items shall be erected or placed on the site without the prior approval in writing of the local planning authority with the exception of a single storage shed no greater than 2.5m x 4metres and no greater than 4metres from each lodge.
4. The holiday lodges shall not be used for human habitation between 15 January and 28 January (inclusive).
5. The owners / operators of the site shall maintain an up-to-date register of the names of all owners / occupiers of individual holiday accommodation units on the site, dates of arrival and departure from the site, and their main home addresses. The register shall be made available at all reasonable times for inspection and copying by the Local Planning Authority for record keeping purposes.
6. Notwithstanding the provisions of the Caravan Sites and Control of Development Act 1960, the location and siting of any holiday lodge shall only be in accordance with the approved layout plan. No new or replacement holiday lodge, chalet, mobile home or similar shall be placed upon the site other than of a design and form first agreed in writing by the Local Planning Authority.
7. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order amending, revoking or re-enacting that Order) no wall, fence, gate or other means of enclosure shall be erected at the site without the prior grant of planning permission by the local planning authority.
8. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order amending, revoking or re-enacting that Order) no hardstanding, access road or similar hard surface shall

be laid at the site without the prior approval in writing by the Local Planning Authority.

There being no other items of business the Chairperson closed the meeting at 7.47 pm.

M E THOMPSON
CHAIRPERSON