

**CIRCULATED AT
THE MEETING**



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

to
**SOUTH EASTERN AREA PLANNING COMMITTEE
15 JULY 2019**

MEMBERS' UPDATE

AGENDA ITEM NO. 5

Application Number	FUL/MAL/18/01518
Location	Sandbeach Hockley Lane Bradwell-On-Sea Essex CM0 7QB
Proposal	Section 73A application to convert disused farm outbuilding into dog kennels, change of use of associated land to be used as a dog rescue centre and stationing of a caravan to be used as a veterinary practice in association with the dog rescue use.
Applicant	Ms Charlene Nathan
Agent	Mr Ashley Wynn
Target Decision Date	26.04.2019 (EOT 19.07.2019)
Case Officer	Spyros Mouratidis
Parish	BRADWELL-ON-SEA
Reason for Referral to the Committee / Council	Member Call In – Councillor R Dewick – Matter of public interest

7 CONSULTATIONS AND REPRESENTATIONS RECEIVED

7.4 Representations received from Interested Parties

7.4.1 A further **3** representations were received **objecting** to the application and the reasons for objection are summarised as set out in the table below:

Objection Comment	Officer Response
The Management Plan submitted states that the dogs will be walked two per staff member and on their leads off site. However, the rescues Facebook page shows videos of pack walks with up to 8 dogs on public tracks with no leads. Also the online advertised food costs portrays 53 dogs on the premises throughout the month, creating more noise than 16 kennels.	The application must be assessed on what is proposed. If the applicant were to breach any conditions if the application were to be approved this would need to be dealt with through the appropriate channels should that time occur.

<p>Why is the original dwelling now included in the application?</p> <p>The business does not have charity status, if the house gains permission and this stated is granted would that become an asset to the charity?</p> <p>Will the dwellinghouse be used as the vets once the caravan is removed and that is why its now included?</p> <p>Who would care for the dogs when the owner/founder is abroad rescuing other dogs?</p> <p>The access track is too narrow to sustain the increase in traffic and there is not sufficient passing places.</p> <p>The road is private and permission needs to be sought from the landowner to use the stretch closest to Sandbeach Farm</p>	<p>Addressed at section 5.3 of the Officer's report.</p> <p>This is not a planning consideration</p> <p>This is not currently part of the proposal.</p> <p>This is not something that can be addressed through planning.</p> <p>Addressed at section 5.4 of the Officer's report.</p> <p>This is not a planning consideration and is a civil matter.</p>
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