

**CIRCULATED AT  
THE MEETING**



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

to  
**CENTRAL AREA PLANNING COMMITTEE  
2 DECEMBER 2020**

**MEMBERS' UPDATE**

**AGENDA ITEM NO. 7**

<b>Application Number</b>	20/01010/HOUSE
<b>Location</b>	98 Washington Road, Maldon, Essex, CM9 6AR
<b>Proposal</b>	Amendments to application APP/X1545/D/16/3164272 allowed on appeal: Single storey front extension to garage and porch. Omit 2nd storey front and rear aspect windows. Flat roof dormer to rear. Rooflights. S73A application for side aspect gable window to 2nd storey bedroom. Form hip to gable roof to the existing single storey rear extension. Alternation of ridge height to western side gable projection.
<b>Applicant</b>	Mrs Karen Wiseman
<b>Agent</b>	Mr Richard Bailey
<b>Target Decision Date</b>	03/12/2020
<b>Case Officer</b>	Sophie Mardon
<b>Parish</b>	<b>MALDON WEST</b>
<b>Reason for Referral to the Committee / Council</b>	Member Call In – Councillor Shaughnessy – Reason for Call in: Contrary to policy H4 and D1 of the LDP.

**7 CONSULTATIONS AND REPRESENTATIONS RECEIVED**

**7.2 Representations received from Interested Parties (*summarised*)**

7.2.1 1 further letter **objecting** to the application has been received and the reasons for objection are summarised as set out in the table below:

<b>Objection Comment</b>	<b>Officer Response</b>
The extended lowered curb would enable vehicles to egress from property at oblique angles, increasing risk of accidents.	The access has not changed since the last application and was allowed on appeal.
The front and back walls will project outwards	Noted.
Another habitable floor will be added, the only example on the estate.	Noted, a habitable floor was allowed on appeal.
The height of the ridge will increase by 1.25 metres.	The height of the ridge will increase 0.65metres from that allowed at appeal. Addressed in section 5.2 of the report.
Overpopulation of the site	Comments noted.

7.2.2 A letter commenting on the application has been received and is summarised as set out below:

<b>Comment</b>	<b>Officer Response</b>
An amendment was received, and new site notice placed at the site. This should be a new application and the Town Council should have an opportunity to respond to the amendments.	The Council can accept amendments to the current application. The Town Council has been consulted on the amendments in line with statutory legislation.