



**MINUTES of
NORTH WESTERN AREA PLANNING COMMITTEE
15 JULY 2026**

PRESENT

Councillors	J C Hughes, C P Morley, E L Stephens and M E Thompson
Officers (Maldon District Council)	Mr Jaggard, Director of Place, Planning and Growth Ms Beighton, Development Management Team Leader Mr Ball, Principal Planning Officer

1. APPOINTMENT OF CHAIRPERSON

In the absence of both the Chairperson and Vice-Chairperson it was

RESOLVED that Councillor M E Thompson be appointed Chairperson for the meeting.

IN THE CHAIR : COUNCILLOR M E THOMPSON

2. CHAIRPERSON'S NOTICES

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

3. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors M F L Durham, S J N Morgan, R H Siddall, S White and L L Wiffen.

4. MINUTES OF THE LAST MEETING

RESOLVED that the Minutes of the meeting of the Committee held on 17 June 2026 be approved and confirmed.

5. DISCLOSURE OF INTEREST

There were none.

6. **25/00389/OUT - LAND REAR OF 53 AND 55, BROAD STREET GREEN ROAD, GREAT TOTHAM, ESSEX**

Application Number	25/00389/OUT
Location	Land Rear Of 53 And 55, Broad Street Green Road, Great Totham, Essex
Proposal	Outline planning permission for 7no. detached dwellings with details of associated vehicular access, layout, appearance and scale included, with the matter of landscaping reserved.
Applicant	Mr Colin Sandy - Smallfields Estates Limited
Agent	Mr Harrison / Sam Eales / Barden - Your Plans UK
Target Decision Date	17/07/2026 (Extension of Time)
Case Officer	Gareth Ball
Parish	Great Totham
Reason for Referral to the Committee / Council	• Departure – Site outside of the settlement boundary.

The Officers referred to an update distributed to Members earlier in the day that highlighted a change in their recommendation, namely to defer this application to a later Committee date due to discrepancies between the site description and the application form as submitted. In addition, there were issues with the red outline of the site on the location plan that could lead to procedure issues and affect the soundness of any decision made by the Committee.

The Chairperson then proposed the Officers recommendation to defer be agreed. This was duly seconded and, upon a vote being taken the proposal was carried.

RESOLVED that this application be **DEFFERED** to a later Committee date.

There being no other items of business the Chairperson closed the meeting at 7.34 pm.

M E THOMPSON
CHAIRPERSON