

# BROOMFIELD PARISH COUNCIL

A meeting of Broomfield Parish Council's Property & Planning Committee was held on Wednesday 2nd March 2016 in the Parish Office, Broomfield Village Hall at 7.30 pm

**Members' Present:** Chairman Councillor Blake  
Councillors Carter, Garwood, Smith & Thomson

**Also Present:** Mrs K Hurrell (Clerk)

**Public Question Time:** No members of public were present.

**411. Apologies for absence**

Councillor Jones had advised Councillor Blake that he would no longer be able to attend this meeting and resigned as Vice Chairman and member of the Committee. The Committee thanked Councillor Jones for his time on the Planning Committee and as Vice Chairman. At the next Planning Committee an election for a Vice Chairman will be made.

**412. Declarations of Interest**

No declarations of interest were received.

**413. To approve minutes of Property & Planning Committee Meeting held on 3<sup>rd</sup> Feb 2016**

It was resolved to approve the minutes and they were duly signed by the Chairman.

**414. To consider planning applications to hand:**

| Application No  | Location   | Proposal   |
|---|--|--|
| a. 16/00101/FUL   | Site At 48 Ridley Road Broomfield                | Proposed new dwelling and associated facilities on land adjacent No. 48 Ridley Road. New parking for no. 48 Ridley Road.   |
| <b>DECISION: OBJECT – the plot could be re-configured to make better use of the land and reduce the impact on the adjoining property on the west side</b> |  |  |
| b. 16/05510/CAT   | Old Bakehouse 315 Main Road Broomfield           | Sycamore: Crown reduction of 3m Reason: To keep 5m from property and reduce garden shading. Cherry: Crown reduction of 3m Reason: Reduce garden shading and tree is leggy.   |
| <b>DECISION: Support</b>  |  |  |
| c. 16/00157/ADV   | Land At Mid Essex Gravel Pits Essex Regiment Way | Various illuminated and non-illuminated site signage including 1no. gateway, 9no. freestanding, 1no. side by side directional, 2no. banner units and 7no. DoT signs.   |
| <b>DECISION: No comment</b>   |  |  |
| d. 16/00161/ADV   | Land At Mid Essex Gravel Pits Essex Regiment Way | 1no. double sided, externally illuminated totem sign.  |
| <b>DECISION: No comment</b>   |  |  |
| e. 16/00156/ADV   | Land At Mid Essex Gravel Pits Essex Regiment Way | 6no. fascia signs, all internally illuminated.   |
| <b>DECISION: No comment</b>   |  |  |
| f. 14/00976/MAT/2   | Western Parcel Land North Of Copperfield Road    | Material amendment to permission reference 14/00976/FUL (Residential development of 60 dwellings together with associated and ancillary development including access, roadworks to Hollow Lane, servicing, amenity space and landscaping. ) to vary conditions 2 & 4 to alter the design / elevational treatment of Plots 52-54 and 57-58. |
| <b>DECISION: No comment</b>   |  |  |
| g. 14/00976/MAT/1   | Western Parcel Land North Of Copperfield Road    | Material amendment to permission reference 14/00976/FUL (Residential development of 60 dwellings together with associated and ancillary development including access, roadworks to Hollow Lane, servicing, amenity space and landscaping. ) to vary conditions 2 & 4   |

Signed: 

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Dated: 



to alter the design / elevational treatment of House Type 3b Aff; Plots 55-56 and 59-60.

- DECISION: No comment**  
h. 14/00976/NMAT/9 Western Parcel  
Land North Of  
Copperfield Road

Non material amendment to 14/00976/FUL (Residential development of 60 dwellings together with associated and ancillary development including access, roadworks to Hollow Lane, servicing, amenity space and landscaping.) to alter the design/ elevational treatment of house type 4.15, Plots 3-4, 16 & 37, 17, 27 - 28, 33, 34 & 36.

- DECISION: No comment**  
i. 14/00976/NMAT/7 Western Parcel  
Land North Of  
Copperfield Road

Non material amendment to 14/00976/FUL (Residential development of 60 dwellings together with associated and ancillary development including access, roadworks to Hollow Lane, servicing, amenity space and landscaping.) to elevations of house type 2b Aff & HT.3.03 - Plots 23, 24 & 25

- DECISION: No comment**  
j. 14/00976/NMAT/8 Western Parcel  
Land North Of  
Copperfield Road

Non material amendment to 14/00976/FUL (Residential development of 60 dwellings together with associated and ancillary development including access, roadworks to Hollow Lane, servicing, amenity space and landscaping.) to alter the design/ elevational treatment of house type 3.15 on Plots 6 - 13, 19 - 20, 29 - 30 & 38 - 40

- DECISION: No comment**  
k. 14/00976/NMAT/5 Western Parcel  
Land North Of  
Copperfield Road

Non material amendment to 14/00976/FUL (Residential development of 60 dwellings together with associated and ancillary development including access, roadworks to Hollow Lane, servicing, amenity space and landscaping.) to alter the design/ elevational treatment of house type Apt 1b Aff & Apt 2b Aff, Apartments 41 - 51.

- DECISION: No comment**  
l. 14/00976/NMAT/4 Western Parcel  
Land North Of  
Copperfield Road

Non material amendment to 14/00976/FUL (Residential development of 60 dwellings together with associated and ancillary development including access, roadworks to Hollow Lane, servicing, amenity space and landscaping.) to alter the design/ elevational treatment of house type 5.01, Plots 2, 22 & 26.

- DECISION: No comment**  
m. 14/00976/NMAT/6 Western Parcel  
Land North Of  
Copperfield Road

Non material amendment to 14/00976/FUL (Residential development of 60 dwellings together with associated and ancillary development including access, roadworks to Hollow Lane, servicing, amenity space and landscaping.) to alter the design/ elevational treatment of House type 4.11 plots 15, 21, 31 & 32, Huse type 4.11.1 plot 18 & House type 4.11.2 plot 35.

- DECISION: No comment**  
n. 16/00269/FUL 66 Longshots Close

Single storey side extension

**DECISION: Support Application**

- o. 16/00262/FUL 9 New Road

Two storey side extension.

**DECISION: Support application**

415. To discuss any other applications received up until the date of the meeting.  
No further application had been received.

416. To receive decisions made on previous planning applications  
These were noted

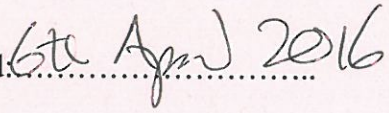
417. To note any planning enforcement actions within the Parish, if any  
No enforcement actions had been received todate.

418. Update on Neighbourhood Plan for Broomfield

This was taken at the Extra-Ordinary Meeting held on 2<sup>nd</sup> March 2016 and will be updated at the next Parish Council Meeting.

Signed: 

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Dated:  6<sup>th</sup> April 2016



419. To receive items for information:

a. **Local Highways Panel – Update re Village Gateways & Erick Ave/Main Rd Zebra Crossing**

Councillor Blake advised that he will speak to LHP regarding the installation of the southern village gateway with Councillor Aldridge.

It was reported that the pole lights on the eastern side of the Erick Avenue zebra Crossing have been now been repaired and all lights are illuminated at present. However, Councillor Blake will mention this to Councillor Aldridge that we are still waiting for the safety surfacing to be installed; the problem of telegraph pole being moved to stop it obscuring the lighted pole and additional spot lighting to be installed and installation of advance warning signs.

Councillor Carter asked about the long term plan for the zebra crossing – whether it will be upgraded/moved to a safer location – Councillor Blake advised he had been talking to the potential developers of Days Garage and funding may be able to come from that source.

**ACTION: JB to contact Cllr Aldridge regarding the installation of the southern Village Gateways and the outstanding issues with the Erick Ave zebra crossing**

b. **Cycle Way from Chelmsford City to Great Waltham – update**

Councillor Blake had been advised that the Broomfield Parochial Council did not want the cycle path to go on through the church land at all. He also advised that no feedback has been received from Highways since last September.

**ACTION: JB will contact Highways and ask for an update on their proposals**

c. **New Thames Crossing consultation: <https://highwaysengland.citizenspace.com/cip/lower-thames-crossing-consultation>**

Councillor Thomson circulated a report to Members for information.

**ACTION: AT will feedback to the Committee the proposed response by 24<sup>th</sup> March – she requested any comments directed to her if applicable**

d. **Essex County Council Consultation – Proposal for Strategic Development (transportation) & Community Infrastructure pre-application advice & developer contribution enquiry charges see:**

**Proposal for Strategic Development (transportation) and Community Infrastructure Pre-application Consultation Page consultation: 15.2.16 to 14.3.16**

**ACTON: JB will have a look at the consultation and circulate any comments to Members if applicable**

e. **To receive update on various matters from the Chairman**

**Broomhall Close footpath** – Councillor Blake met with a group of residents recently who wish the footpath through the garages reinstated. Apparently there are half a dozen residents who may be interested in submitting a claim to prove continual use of this footpath and would be willing to stand up at a meeting to support their evidence. It was suggested that the Parish Council write to Chelmer Housing Partnership and say that there is evidence of use of the footpath which went through the middle of the newly built bungalow and suggest that the footpath be routed around this new property – if it transpires Chelmer Housing Partnership are not in agreement then the residents should carry on with their claim for use of this footpath through Highways.

**ACTION: JB to draft a letter to CHP suggesting diversion of the footpath around the new property & report their response back to Planning Committee & residents**


**Hollow Lane** – Councillor Garwood asked if there was an update on the closure of Hollow Lane – Councillor Blake advised that the developer should provide funds to have a consultation with residents to see what the best way forward for this lane

Councillor Blake will attend a meeting at Chelmsford City Council's Development Plan Committee who will be reporting on the recent Local Plan Development Consultation.

*The Chairman thanked members for attending and closed the meeting at 9.20 p.m.*

Signed: .....

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Dated: .....