

<i>Application No. Decision Date of Decision Conditions/Reasons</i>	<i>Applicant's Name</i>	<i>Proposal</i>	<i>Location</i>
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## **Alresford Parish Council**

<a href="#"><u>21/02018/FUL</u></a> Approval - Full 05.05.2022 Delegated Decision	Mr Joshua Abbott - Peace Productions Ltd	Proposed change of use from originally approved Class B2 (General Industry) to Sui Generis (Music studio) (including minor internal, sound proofing alterations - part retrospective).	19 Orchard Business Park Cockaynes Lane Alresford Essex CO7 8BZ
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 Prior to commencement of the use hereby approved all requirements and recommendations detailed within the accompanying Noise Assessment Report by Steven Cutajar dated 3rd March 2022 and associated noise reading block plan received 11th April 2022 shall be undertaken, adhered to and maintained for the lifetime of the use as a music studio.

Reason - In the interests of residential amenities.

03 The use hereby approved shall operate in strict accordance with the Noise Management Plan by Peace Productions Music Studio dated 25th April 2022 for the lifetime of the use as a music studio.

Reason - In the interests of residential amenities.

04 The use of the premises as the music studio hereby approved shall only take place between the hours of 9.00am and 9.00pm daily, unless otherwise agreed in writing by the Local Planning Authority.

Reason -To ensure the development is satisfactory in relation to the surroundings and to protect the amenities of nearby residents and to allow further consideration of the impact on neighbouring amenities in the event that extended hours are requested.

<a href="#"><u>22/00248/FUL</u></a> Approval - Full 06.05.2022	WSM Farming	Proposed application for temporary planning permission (3 years) for siting of temporary buildings to serve approved outdoor childrens adventure play facility (19/01856/FUL)	Alresford Hall Ford Lane Alresford Colchester Essex CO7 8AY
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

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02 The structures hereby permitted shall be removed and the land restored to its former condition on or before 3 years from the first opening of children's adventure play attraction to the public.

Reason -The application relates to the siting of temporary structures before the remainder of the previous consent with indoor facilities will be implemented, in more certain operational and financial times.

03 The development hereby permitted shall be carried out in accordance with the following approved plans/documents

- Site Plan A1 (GA\_02\_SP231121 Rev B)
- Shop Building As Proposed (GAS\_01 Rev A)
- 6.2m x 3.6m Executive Toilet Block Plan & Elevations (TFS-21-30-001)
- 10.6m x 3.6m Executive Toilet Block Plan & Elevations (TFS-20-15-002)
- Tipis.21.12.21vc (GAS\_02)
- Staff Welfare.21.12.21vc (GAS\_03)
- F&B\_Units.21.12.21vc (GAS\_05)
- Storage.21.12.21vc (GAS\_06)
- Info Hut and Kiosk v3

Reason - For the avoidance of doubt.

<a href="#">22/00447/FULHH</a> Approval - Full 04.05.2022 Delegated Decision	Mr R Thompson	Proposed design amendment to an existing consent ref: 20/01511/FUL (which was for a side extension above existing garage, two storey side extension and chimney reconstruction).	166 Wivenhoe Road Alresford Colchester Essex CO7 8AQ
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plan:

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Reason - For the avoidance of doubt and in the interests of proper planning.

## **Ardleigh Parish Council**

<i>Application No. Decision Date of Decision Conditions/Reasons</i>	<i>Applicant's Name</i>	<i>Proposal</i>	<i>Location</i>
<a href="#">21/01403/FUL</a> Approval - Full 03.05.2022 Delegated Decision	Mr Woods	Proposed replacement of an agricultural storage building with a three bedroom bungalow. (In lieu of prior approval for conversion into dwelling subject of application 20/00886/COUNOT)	4 Hunters Chase Ardleigh Colchester Essex CO7 7LW

01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plan: WHC-02 - revision A; received 9th August 2021 and un-numbered Visibility Splay plan; received 22nd October 2021.

Reason - For the avoidance of doubt and in the interests of proper planning.

03 No building or engineering operations authorised by this permission shall be commenced until the existing agricultural building (the subject of 20/00866/COUNOT and the bank of glasshouses shown as being demolished on drawing WHC-02) on the site have been demolished and all materials resulting therefrom shall be cleared from the site.

Reason - The development hereby permitted has only been supported on the basis that the existing agricultural buildings be removed from the site to justify their replacement with a single dwelling which ordinarily would be contrary to the development plan which directs new development to sites within settlement development boundaries.

04 Prior to occupation of the dwelling and as indicated on un-numbered Visibility Splay the road junction/access at its centre line shall be provided with a minimum clear to ground visibility splay with dimensions of 2.4 metres by 43 metres in both directions, as measured from and along the nearside edge of the carriageway. Such vehicular visibility splays shall be provided before the road junction/access is first used by vehicular traffic and retained free of any obstruction at all times. Thereafter, there shall be no obstruction to visibility of the access, greater than 600mm above the adjoining road level, in advance of a line drawn 2.4 metres back from the carriageway edge on the centre line of the access and extending across the frontage of the site.

Reason - To provide adequate inter-visibility between users of the access and the public highway in the interests of highway safety.

05 Prior to occupation of the dwelling a vehicular turning facility, of a design to be approved in writing by the Local Planning Authority shall be constructed, surfaced, and maintained free from obstruction within the site at all times for that sole purpose.

Reason - To ensure that vehicles can enter and leave the highway in a forward gear in the interest of highway safety.

06 Prior to the occupation of the proposed dwelling, the vehicular access shall be constructed at right angles to the highway boundary and to the existing carriageway. The width of the access at its junction with the highway shall not be less than 3.6 metres (equivalent to 4 drop kerbs)

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for at least the first 6 metres from the back of Carriageway / Footway / Highway Boundary and provided with an appropriate crossing of the verge.

Reason - To ensure that vehicles can enter and leave the highway in a controlled manner in the interest of highway safety.

07 No unbound material shall be used in the surface treatment of the vehicular access within 6 metres of the highway boundary.

Reason - To avoid displacement of loose material onto the highway in the interests of highway safety.

08 There shall be no discharge of surface water onto the Highway.

Reason - To prevent hazards caused by water flowing onto the highway and to avoid the formation of ice on the highway in the interest of highway safety.

09 At no point shall gates be provided at the vehicular access. The access shall remain open and free for use thereafter.

Reason - To give vehicles using the access free and unhindered access to and from the highway in the interest of highway safety.

10 Any new boundary planting shall be planted a minimum of 1 metre back from the highway boundary and any visibility splay.

Reason - To ensure that the future outward growth of the planting does not encroach upon the highway or interfere with the passage of users of the highway, to preserve the integrity of the highway and in the interests of highway safety.

11 The proposed dwelling shall not be occupied until such time as the vehicle parking area indicated on the approved plans, has been hard surfaced, sealed and if required marked out in parking bays. The vehicle parking area and associated turning area shall be retained in this form at all times. The vehicle parking shall not be used for any purpose other than the parking of vehicles that are related to the use of the development unless otherwise agreed with the Local Planning Authority.

Reason - To ensure that on street parking of vehicles in the adjoining streets does not occur in the interests of highway safety

12 Each vehicular parking space shall have minimum dimensions of 2.9 metres x 5.5 metres.

Reason - To ensure adequate space for parking off the highway is provided in the interest of highway safety.

13 The Cycle parking shall be provided in accordance with the EPOA Parking Standards. The approved facility shall be secure, convenient, covered and provided prior to first occupation and retained at all times.

Reason - To ensure appropriate cycle parking is provided in the interest of highway safety and amenity.

14 Areas within the curtilage of the site for the purpose of the reception and storage of building materials shall be identified clear of the highway.

Reason - To ensure that appropriate loading / unloading facilities are available to ensure that the

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highway is not obstructed during the construction period in the interest of highway safety.

<a href="#">22/00365/FUL</a> Approval - Full 03.05.2022 Delegated Decision	J Webster	Proposed erection of two 3-bedroom bungalows (in lieu of Prior Approval for two x 2-bedroom dwellings, subject of application 20/00551/COUNOT allowed at appeal). Variation to scheme as approved under planning permission 21/01690/FUL and the change of use of the land to the rear of the properties from agricultural to amenity land in conjunction with the residential use.	Land to rear of Three Elms Harts Lane Ardleigh Essex CO7 7QH
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plan:- WHL-203 A; received 25th February 2022.

Reason - For the avoidance of doubt and in the interests of proper planning.

03 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) (England) Order 2015 (or any Order revoking and/or re-enacting that Order) no any building or enclosure shall be erected within the residential curtilage (as indicated as Amenity on the site plan received 25th February 2022) without the express permission in writing of the council.

Reason - The introduction of domestic outbuildings/enclosures in the large, undeveloped parcel of land requires detailed consideration to safeguard the visual amenity of the surrounding area.

04 Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) (England) Order 2015 (or any Order revoking and/or re-enacting that Order) no fences, gates or walls shall be erected within the residential curtilage (as indicated as Amenity on the site plan received 25th February 2022) without the express permission in writing of the council.

Reason - In the interests of visual amenity and the character of the area.

05 Prior to first occupation of the development, the entirety of the hedgerow, fronting Harts Lane to the east of the approved access shall be removed. Thereafter, there shall be no obstruction to visibility east of the access, greater than 600mm above the adjoining road level, in advance of a line drawn 2.4 metres back from the carriageway edge on the centre line of the access

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and extending across the frontage of the site.

Reason - To provide adequate inter-visibility between users of the access and the public highway in the interests of highway safety.

06 Prior to the occupation of any of the proposed dwellings, the proposed private drive shall be constructed to a width of 5.5 metres for at least the first 6 metres from the back of Carriageway / Footway / Highway Boundary and provided with an appropriate crossing of the verge.

Reason - To ensure that vehicles can enter and leave the highway in a controlled manner and to ensure that opposing vehicles can pass clear of the limits of the highway, in the interests of highway safety.

07 There shall be no discharge of surface water onto the Highway.

Reason - To prevent hazards caused by water flowing onto the highway and to avoid the formation of ice on the highway in the interest of highway safety.

08 At no point shall gates be provided at the vehicular access. The access shall remain open and free for use thereafter.

Reason -To give vehicles using the access free and unhindered access to and from the highway in the interest of highway safety.

09 Any new boundary planting shall be planted a minimum of 1 metre back from the highway boundary and any visibility splay.

Reason - To ensure that the future outward growth of the planting does not encroach upon the highway or interfere with the passage of users of the highway, to preserve the integrity of the highway and in the interests of highway safety.

10 The proposed development shall not be occupied until such time as the vehicle parking area indicated on the approved plans, has been hard surfaced, sealed and if required marked out in parking bays. The vehicle parking area and associated turning area shall be retained in this form at all times. The vehicle parking shall not be used for any purpose other than the parking of vehicles that are related to the use of the development unless otherwise agreed with the Local Planning Authority.

Reason - To ensure that on street parking of vehicles in the adjoining streets does not occur in the interests of highway safety.

11 Each vehicular parking space shall have minimum dimensions of 2.9 metres x 5.5 metres.

Reason - To ensure adequate space for parking off the highway is provided in the interest of highway safety.

12 The Cycle parking shall be provided in accordance with the EPOA Parking Standards. The approved facility shall be secure, convenient, covered and provided prior to first occupation and retained at all times.

Reason - To ensure appropriate cycle parking is provided in the interest of highway safety and amenity.

13 Areas within the curtilage of the site for the purpose of the reception and storage of building

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materials shall be identified clear of the highway.

Reason - To ensure that appropriate loading / unloading facilities are available to ensure that the highway is not obstructed during the construction period in the interest of highway safety.

- 14 No development shall take place until the ground conditions on the site have been subject to a Risk Assessment. This will enable Tendring District Council to decide whether the site is suitable for its proposed use prior to any development taking place. This will incorporate a 'phase one' assessment in the form of a desktop study/site walkover report. This will include a review of previous investigations; previous uses; potential sources of contamination; and potential pathways and receptors. If necessary, this shall be followed up by a 'phase two' risk assessment that shall incorporate a detailed intrusive investigation referring to the phase one study. Individual risk assessments shall be submitted to Environmental Protection for approval on completion.

Reason - To protect the health of site workers and end users

- 15 Prior to the commencement of any construction or demolition works, the applicant (or their contractors) shall submit a full method statement to, and receive written approval from, Environmental Protection. This should at minimum include the following where applicable.

Noise Control:-

- 1) The use of barriers to mitigate the impact of noisy operations will be used where possible. This may include the retention of part(s) of the original buildings during the demolition process to act in this capacity.
- 2) No vehicle connected with the works to arrive on site before 07:30 or leave after 19:00(except in the case of emergency). Working hours to be restricted between 08:00 and 18:00 Monday to Saturday (finishing at 13:00 on Saturday) with no working of any kind permitted on Sundays or any Public/Bank Holidays.
- 3) The selection and use of machinery to operate on site, and working practices to be adopted will, as a minimum requirement, be compliant with the standards laid out in British Standard 5228.
- 4) Mobile plant to be resident on site during extended works shall be fitted with non-audible reversing alarms (subject to HSE agreement).

Prior to the commencement of any piling works which may be necessary, a full method statement shall be agreed in writing with the Planning Authority (in consultation with Pollution and Environmental Control). This will contain a rationale for the piling method chosen and details of the techniques to be employed which minimise noise and vibration to nearby residents. 6) If there is a requirement to work outside of the recommended hours the applicant or contractor must submit a request in writing for approval by Pollution and Environmental Control prior to the commencement of works.

Emission Control:-

- 1) All waste arising from the demolition process, ground clearance and construction processes to be recycled or removed from the site subject to agreement with the Local Planning Authority and other relevant agencies.
- 2) No materials produced as a result of the site development or clearance shall be burned on site.
- 3) All reasonable steps, including damping down site roads, shall be taken to minimise dust and litter emissions from the site whilst works of construction and demolition are in progress.
- 4) All bulk carrying vehicles accessing the site shall be suitably sheeted to prevent nuisance from dust in transit.

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Reason - Adherence to the above condition will significantly reduce the likelihood of public complaint and potential enforcement action by Pollution and Environmental Control. The condition gives the best practice for Demolition and Construction sites. Failure to follow them may result in enforcement action under nuisance legislation (Environmental Protection Act 1990), or the imposition of controls on working hours (Control of Pollution Act 1974).

- 16 Development shall not commence until details of the drainage works for wastewater and foul drainage have been submitted to and approved in writing by the local planning authority. These works shall subsequently be carried out in accordance with the approved details.

Reason - To ensure satisfactory drainage / surface water disposal / sewerage disposal is provided.

### **Beaumont Parish Council**

<a href="#">22/00059/LBC</a> <i>Approval - Listed Building Consent 06.05.2022 Delegated Decision</i>	<i>Stone Crest Homes Limited</i>	<i>Proposed conversion of ex-kennels building into a 2 bedroom residential property and associated works including a single storey extension and new brick wall to form enclosed courtyard area.</i>	<i>Outbuilding at Beaumont Hall Church Lane Beaumont Clacton On Sea Essex CO16 0AZ</i>
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- 01 The works hereby permitted shall begin before the expiration of three years from the date of this consent.

Reason - To comply with the requirements of Section 18(1) of the Planning (Listed Buildings and Conservation Areas) Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

- 02 The development hereby permitted shall be carried out in accordance with the following approved plans:

15800/TM/1, 15800/TM/2, 21-075-PL-24B, 21-075-PL-26, 21-075-PL-17E, 21-075-PL-18D, 21-075-PL-19D, and the documents titled 'Planning Statement', 'Statement of Amended Design' and 'BHB-188 Issue 01 Draft: Beaumont Hall, Beaumont' (received 3rd February 2022).

Reason - For the avoidance of doubt and in the interests of proper planning.

- 03 Prior to their installation, drawings to a scale of not less than 1:20 (elevation and section) fully detailing the new windows and doors including their surrounds indicating; materials, cross sections for glazing bars, sills, heads etc, method of opening and method of glazing shall be submitted to and approved in writing by the Local Planning Authority. The approved works shall be installed/carried out in complete accordance with the approved details.

Reason - The application relates to a listed building and therefore such details are necessary in order to preserve and enhance the historic character and integrity of that building. Insufficient information has been submitted within the application for full consideration of these details.

- 04 Prior to their installation or use, samples and precise details of the manufacturer and types and colours of the external facing and roofing materials to be used in construction shall be submitted to and agreed, in writing, by the Local Planning Authority. Development shall be



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carried out in accordance with the approved details unless otherwise agreed in writing by the Local Planning Authority.

Reason - In the interests of visual amenity and the preservation of the heritage asset.

05 Prior to their installation, drawings showing full details for extract flues should be submitted to and approved in writing by the Local Planning Authority. The approved works shall be installed/carried out in complete accordance with the approved details.

Reason - The application relates to a listed building and therefore such details are necessary in order to preserve and enhance the historic character and integrity of that building. Insufficient information has been submitted within the application for full consideration of these details.

### **Bradfield Parish Council**

#### ***No determinations***

### **Brightlingsea Town Council**

<a href="#"><u>22/00276/FULH</u></a> <a href="#"><u>H</u></a> Approval - Full 05.05.2022 Delegated Decision	<i>Mr and Mrs D and S Philips and Bowden</i>	<i>Proposed formation of swimming pool in rear garden, including paving and decking, and relocation of summerhouse.</i>	<i>Greythorpe Church Road Brightlingsea Colchester Essex CO7 0QU</i>
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plans: Drawing Number: 1986/22/02 Rev: C.

Reason - For the avoidance of doubt and in the interests of proper planning.

<a href="#"><u>22/00344/FULH</u></a> <a href="#"><u>H</u></a> Approval - Full 05.05.2022	<i>Mr and Mrs Smith</i>	<i>Proposed first floor front extension above existing porch to form en-suite.</i>	<i>4 Hall Cut Brightlingsea Colchester Essex CO7 0BY</i>
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following

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approved plans;

Drawing No. P02 B

Drawing No. P01 d

Reason - For the avoidance of doubt and in the interests of proper planning.

<a href="#"><u>22/00441/LUPR OP</u></a> Lawful Use Certificate Granted 04.05.2022 Delegated Decision	Mr and Mrs Wainford	Construction of flat roof dormer to existing loft conversion.	9 Western Road Brightlingsea Colchester Essex CO7 0HZ
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- 01 The proposed development constitutes permitted development by virtue of the provisions of Schedule 2, Part 1, Classes B and C of The Town and Country Planning (General Permitted Development) (England) Order 2015. This definition is subject to the conditions set out therein, namely that the materials used in any exterior work shall be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse.

### **Clacton-on-Sea**

<a href="#"><u>22/00153/FUL</u></a> Approval - Full 05.05.2022 Delegated Decision	Mr John Roberts - Colins Fish and Chips	Proposed replacement of window panel, frames and 2 doors. Windows to be replaced with aluminium Bi-Fold doors. Two doors to be replaced with matching doors and frames.	122 Holland Road Clacton On Sea Essex CO15 6NF
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- 01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

- 02 The development hereby permitted shall be carried out in accordance with the following approved plans:- 02, 03 and 04; received 4th March 2022.

Reason - For the avoidance of doubt and in the interests of proper planning.

<a href="#"><u>22/00174/FUL</u></a> Approval - Full 05.05.2022 Delegated Decision	Mr John Roberts - Colins Fish and Chips	Proposed relocation and replacement of the existing ducting and fan.	122 Holland Road Clacton On Sea Essex CO15 6NF
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plans:- 02, 03, 04 and the DEFRA Guidance on the Control of Odour and Noise from Commercial Kitchen Exhaust Systems (2005) (guidelines); received 4th March 2022.

Reason - For the avoidance of doubt and in the interests of proper planning.

03 The noise from the cooking extraction equipment, air conditioning units and any other equipment e.g. condensers must not be audible at the boundary of the nearest noise sensitive premises.

Reason - To control the noise emitted from the site in the interests of residential amenity.

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<a href="#"><u>22/00444/FULH</u></a> <a href="#"><u>H</u></a> Approval - Full 04.05.2022 Delegated Decision	Mr and Mrs Leach	Proposed single storey rear/side extension.	38 Wyndham Crescent Clacton On Sea Essex CO15 6LH
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plans; Drawing No.

o 427-002 B (Scanned 11th March 2022)

Reason - For the avoidance of doubt and in the interests of proper planning.

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<a href="#"><u>22/00523/HHPN</u></a> <a href="#"><u>OT</u></a> HHPN - Prior Approval Not Required 03.05.2022	Mr and Mrs Reed	Proposed single storey extension replacing existing conservatory. (Height: 3m, Depth: 4.50m).	27 Hillcrest Clacton On Sea Essex CO15 4HU
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00 Drawing Number PL00 - Proposed Site Plan and Block Plan.  
Information provided within the application form, scanned 29 March 2022.

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<a href="#"><u>22/00555/TELLI</u></a> <a href="#"><u>C</u></a> Permitted development 03.05.2022 Delegated Decision	Khileshwari Sahu - Openreach	Installation of fixed line broadband electronic communications apparatus.	Outside 2 Turpins Avenue Holland On Sea Essex
<a href="#"><u>22/00585/TELLI</u></a> <a href="#"><u>C</u></a> Deemed Consent 05.05.2022 Delegated Decision	Darsana OD - Openreach	Installation fixed line broadband electronic communications apparatus.	Outside 22 Windermere Road Windermere Road Holland On Sea Essex

### **Elmstead Market Parish Council**

<a href="#"><u>21/00660/FUL</u></a> Approval - Full 04.05.2022 Delegated Decision	Mr and Mrs Siseman	Retrospective application for the erection of a single storey sun room extension (following demolition of existing conservatory).	24 Elmcroft Elmstead Colchester Essex CO7 7YZ
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01 No conditions.

<a href="#"><u>22/00573/TPO</u></a> Approval - Full 04.05.2022 Delegated Decision	Mr Geoff Miles - Pet and Grooming Supplies Ltd	1 No. Oak - pollard to previous points.	49A Church Road Elmstead Colchester Essex CO7 7AW
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01 The work should be undertaken before the expiration of 2 years from the date of this permission.

02 All work authorised by this consent shall be undertaken in a manner consistent with British Standard 3998 (2010) :-Tree Work - Recommendations or with any similar replacement standard.

### **Frating Parish Council**

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<a href="#">22/00475/COUN OT</a> Determination prior approval not reqred 06.05.2022 Delegated Decision	Mr G Wright - George Wright Farms	Prior approval for the conversion of an agricultural building into two dwellings.	Land rear of Hill Farm Clacton Road Elmstead Colchester Essex CO7 7DG

- 01 The development must not begin before the receipt by the applicant from the local planning authority of a written notice of their determination that such prior approval is not required.
- 02 The development must be carried out where prior approval is not required in accordance with the details provided in the application.

### **Frinton & Walton Town Council**

<a href="#">22/00030/DETA/ L</a> Approval - Reserved Matters/Detailed 06.05.2022 Delegated Decision	Mr P Hubble	Application for approval of all Reserved Matters; access, appearance, landscaping, layout and scale pursuant to 20/00337/OUT (allowed on appeal APP/P1560/W/20/32562 88) for the erection of 7 bungalows.	Land adjacent Hollyoak Pork Lane Great Holland Essex
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- 01 The development hereby permitted shall be carried out in strict accordance with the following approved plans/documents:

#### Architectural:

- o 20.1467.021A Design and Access Statement
- o 20.1467.030D - Masterplan
- o 20.1467.111A - Proposed Site Layout (coloured)
- o 20.1467.111A - Site Layout
- o 20.1467.210A - Refuse and Fire Strategy Plans
- o 20.1467.211A - Storey Heights and Materials Plans
- o 20.1467.212A - Parking and Cycle Store Plans
- o 20.1467.310A - Proposed Street Scenes AA & BB

#### Landscape:

- o 1293 Pork Lane Ph 2 LS 2022 05 05
- o 1293-01D Land to rear Hollyoak, Pork Lane soft works 2022\_05\_05
- o 1293-02D Land to rear Hollyoak Pork Lane hard works 2022\_05\_05

#### Flood Risk Assessment & Drainage Strategy:

- o SG\_VL\_P21-2442\_02B - Flood Risk Assessment & Drainage Strategy

#### Transport Statement:

- o TS 413 P2

Reason - In the interests of proper planning and for the avoidance of doubt.

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02 All changes in ground levels, hard landscaping, planting, seeding or turfing shown on the approved landscaping details shall be carried out during the first planting and seeding season (October - March inclusive) following the commencement of the development or in such other phased arrangement as may be agreed in writing by the Local Planning Authority. Any trees or shrubs which, within a period of 5 years of being planted die, are removed or seriously damaged or seriously diseased shall be replaced in the next planting season with others of similar size and species, unless the Local Planning Authority agrees in writing to a variation of the previously approved details.

Reason - To ensure the adequate retention and maintenance of the approved landscaping scheme for a period of five years in the interests of visual amenity, the quality of the development and the character of the area.

03 Prior to any development above slab level a Biodiversity Enhancement Strategy for Protected and Priority species shall be submitted to and approved in writing by the Local Planning Authority.

The content of the Biodiversity Enhancement Strategy shall include the following:

- a) Purpose and conservation objectives for the proposed enhancement measures;
- b) detailed designs to achieve stated objectives;
- c) locations of proposed enhancement measures by appropriate maps and plans;
- d) persons responsible for implementing the enhancement measures;
- e) details of initial aftercare and long-term maintenance (where relevant).

The works shall be implemented in accordance with the approved details and shall be retained in that manner thereafter.

Reason - To enhance Protected and Priority Species/habitats and allow the LPA to discharge its duties under the s40 of the NERC Act 2006 (Priority habitats & species).

04 Prior to the first occupation of the development hereby approved a lighting design scheme for biodiversity shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall identify those features on site that are particularly sensitive for bats and that are likely to cause disturbance along important routes used for foraging and show how and where external lighting will be installed and clearly demonstrate that areas to be lit will not disturb or prevent bats using their territory.

All external lighting shall be installed in accordance with the specifications and locations set out in the scheme and maintained thereafter in accordance with the scheme. No other external lighting shall be installed without prior written consent from the Local Planning Authority

Reason - To allow the LPA to discharge its duties under the Conservation of Habitats and Species Regulations 2017 (as amended), the Wildlife & Countryside Act 1981 as amended and s40 of the NERC Act 2006 (Priority habitats & species).

05 Prior to the commencement of development, details of the estate road and footways (including layout, levels, gradients, surfacing and means of surface water drainage) shall be submitted to and approved in writing by the Local Planning Authority.

Reason - To ensure that roads and footways are constructed to an acceptable standard, in the interests of highway safety.

06 Prior to the first occupation of the development hereby approved, the full width of the site

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frontage shall be provided with a clear to ground parallel visibility band with dimensions of no less than 2m depth as measured from and along the nearside edge of the highway. Such vehicular visibility band shall be provided before access is first used by vehicular traffic and retained free of any obstruction at all times.

Reason - To provide adequate inter-visibility between vehicles using the access and those in the existing public highway in the interest of highway safety.

07 Prior to the first occupation of the development hereby approved, private drive shall be constructed to a width of 5.5 metres for at least the first 6 metres from the back of Carriageway/Footway/Highway Boundary and provided with an appropriate dropped kerb crossing of the footway/verge.

Reason - To ensure that vehicles can enter and leave the highway in a controlled manner and to ensure that opposing vehicles can pass clear of the limits of the highway, in the interests of highway safety.

08 Prior to the first occupation of the development hereby approved the car parking and turning areas must be provided in accordance with the approved plans. These facilities shall be retained in this form at all times and shall not be used for any purpose other than the parking and turning of vehicles related to the use of the development thereafter.

Reason - To ensure that on-street parking of vehicles in the adjoining streets does not occur, in the interests of highway safety.

09 There shall be no discharge of surface water onto the Highway.

Reason - To prevent hazards caused by water flowing onto the highway and to avoid the formation of ice on the highway in the interest of highway safety.

10 Each vehicular parking space which is bounded by walls or other construction shall have minimum dimensions of 3.4 metres x 5.5 metres.

Reason - To encourage the use of off-street parking and to ensure adequate space for parking off the highway is provided in the interest of highway safety.

11 Prior to the first occupation of the proposed development hereby approved, the Developer shall be responsible for the provision and implementation of a Residential Travel Information Pack for sustainable transport, approved by Essex County Council, to include six one day travel vouchers for use with the relevant local public transport operator free of charge.

Reason - In the interests of reducing the need to travel by car and promoting sustainable development and transport.

12 Notwithstanding the provisions of Schedule 2 Part 1 Classes B and C of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) (or any Order revoking and re-enacting that Order with or without modification), no extensions, additions or alterations to the roofs of the dwellings hereby approved shall be carried out except where express planning permission has been obtained.

Reason - To ensure that private residential amenities of the neighbouring and future occupiers are protected.

13 Any proposed boundary planting shall be planted a minimum of 1 metre back from the boundary of the private drive and any visibility splay and retained free of obstruction above

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600mm at all times.

Reason - To ensure that the future outward growth of the planting does not encroach upon the highway or interfere with the passage of users of the highway, to preserve the integrity of the highway and in the interests of highway safety.

14 Each dwelling shall be provided with an electric vehicle charging point. The charging point shall be provided prior to occupation of each such dwelling.

Reason - In the interests of sustainability and to accord with the requirements of Paragraph 112 e) of the Framework (2021) which states that applications for development should be designed to enable charging of plug-in and other ultra-low emission vehicles in safe, accessible and convenient locations.

15 Prior to the first occupation of the development hereby approved, a landscape contractual arrangement must be in place to ensure the maintenance of all public soft landscaped areas on behalf of the residents of the new dwellings for the lifetime of the development.

Reason - To ensure appropriate maintenance of the approved landscaping scheme, in the interests of visual amenity, the quality of the development and the character of the area.

16 Prior to the first occupation of the development hereby approved, a detailed Maintenance and Management Plan/Scheme for the implemented drainage must be in place to protect the longevity of the scheme's drainage infrastructure and shall be operational for the lifetime of the development.

Reason - To protect the site and the future occupiers from an increased risk of flooding.

17 The public's rights and ease of passage over public footpath no.40 (Frinton and Walton -164) to the rear of the plot shall be maintained free and unobstructed at all times.

Reason - To ensure the continued safe passage of the public on the definitive right of way and accessibility.

<a href="#"><u>22/00133/FUL</u></a> Approval - Full 06.05.2022 Delegated Decision	Mr Russell Bolesworth - Walton Pier Limited	Proposed minor external alteration including construction of a new rear extension.	New Walton Pier Pier Approach Walton On The Naze Essex CO14 8ES
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plans:

Drawing Numbers 3101-P-01, 3101-P-02 Rev A, 3101-P-401 Rev C, 3101-P-402 Rev C, 3101-P-403 Rev C, 3101-P-404 Rev C, 3101-P-405 Rev C, 3101-P-406 Rev C, 3101-P-407 Rev C, 3101-L-101, 3101-L-102, 3101-L-103, and the document titled 'Design and Access Statement



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Incorporating Heritage Statement'.

Reason - For the avoidance of doubt and in the interests of proper planning.

<a href="#">22/00430/FULH</a> <a href="#">H</a> Approval - Full 03.05.2022	Mr Stephen Mariner	Proposed erection of a single storey rear extension with glazed roof lantern (following demolition of conservatory).	5 Sycamore Way Kirby Cross Frinton On Sea Essex CO13 0QW
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plan; Drawing No. 01 A

Reason - For the avoidance of doubt and in the interests of proper planning.

<a href="#">22/00511/HHPN</a> <a href="#">OT</a> HHPN - Prior Approval Not Required 05.05.2022	Mr Kevin Gregory	Erection of single storey flat roof rear extension, 5m in depth with an overall height of 3.5m. Amendment to 22/00189/HHPNOT.	4 Modlen Road Walton On The Naze Essex CO14 8SZ
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01 Application Form - Scanned 31 March 2022

Block Plan- Scanned 21 March 2022

Proposed and Existing Floor Plans and Elevations - Scanned 21 March 2022

<a href="#">22/00577/TCA</a> Approval - Full 04.05.2022 Delegated Decision	Mr Malcolm Graham	1 No. Oak - lop and prune due to excessive shading.	Annes Cottage Church Lane Great Holland Frinton On Sea Essex CO13 0JS
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**Great Bentley Parish Council**

**No determinations**

**Great Bromley Parish Council**

**No determinations**

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## Great Oakley Parish Council

### No determinations

## Harwich Town Council

<a href="#"><u>21/01997/FUL</u></a> Refusal - Full 05.05.2022 Delegated Decision	Mr D Baldwin - Friendly Homes Ltd	Proposed erection of 4 No affordable dwellings.	Land at The Corner of Fronks Road and Beach Road Fronks Road Dovercourt Essex CO12 3RN
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- 01 Paragraph 127 of the National Planning Policy Framework 2021 (NPPF) requires that developments are sympathetic to local character and maintain a strong sense of place. Policy SP7 of Section 1 of the adopted Tendring District Council Local Plan 2013-33 and Beyond seeks high standards of design which respond positively to local character and context. Policies SPL3 and LP4 of Section 2 of the adopted Local Plan require that developments deliver new dwellings that are designed to high standards which together with a well-considered site layout, create a unique sense of place.

Paragraphs 189 - 208 of the NPPF outlines policies relating to the historic environment and the key role it plays in the Government's definition of sustainable development, recognising that heritage assets are an irreplaceable resource and should be conserved in a manner appropriate to their significance, including any contribution made by their setting. Policy PPL 9 of the adopted Local Plan states that new development affecting a listed building or its setting, will only be permitted where it will protect the special architectural or historic interest, its character, appearance and fabric.

The development fails to make a positive contribution to local character and distinctiveness and does not secure opportunities to enhance or better reveal the significance of the identified heritage assets, contrary to paragraphs 197 (c) and 206 of the NPPF. The construction of the proposed new dwellings will permanently change the general character of the site and the use of land. The proposed development will sever and interrupt the visual connection and important relationship between the Grade II Listed Trinity Cottages and the Donkey House resulting in a significant impact on the designated assets, their setting and group historical value. The development will enclose the important open and spacious character of the site and partially block views of the important principal side elevation of the cottages. The setback, siting and narrow proportions of the dwellings fails to respond to the character of Trinity Cottages or the existing pattern of development along Fronks Road. The proposed parking areas located to the rear will see a demonstrably harmful impact upon the setting of the Donkey House from the loss of greenery, excessive hardstanding, boundary fencing and overall resultant change in character. Furthermore, due to lack of information, the application fails to demonstrate how the Donkey House can be appropriately developed as a cycle store.

- 02 2 Paragraph 130 (f) of the National Planning Policy Framework 2021 (NPPF) states that planning should always seek to secure a good standard of amenity for all existing and future occupants. Policy SP7 of Section 1 of the adopted Tendring District Local Plan 2013-33 and Beyond requires that the amenity of existing and future residents is protected. Adopted Local Plan Section 2 Policy SPL 3 Part C seeks to ensure that development will not have a materially damaging impact on the amenities of the occupiers of nearby properties. Adopted Local Plan Section 2 Policy LP4 seeks to minimise the opportunities for crime and anti-social

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behaviour by ensuring good surveillance and clear definition between public and private spaces.

The proposed dwellings will extend the full length of the westerly aspect of the small private amenity space of No. 41. The depth, height and siting of the development will result in a prominent and oppressive relationship with No. 41 presenting a significant loss of outlook and afternoon sunlight. This overbearing relationship together with the density of development and associated parking areas results in an intensity of activity close to the windows and private amenity space being significantly harmful to the use of the garden area currently enjoyed by the occupiers of No. 41.

The proposed parking area is contrary to Policy LP4 due to the impractical relationship and poor connectivity with the proposed dwellings.

Additionally, the intensified use of the existing access by the traffic associated with a further 4 dwellings together with the location of the proposed parking and turning areas directly adjacent to number 1 Beach Road, would result in a harmful level of noise and disturbance to the detriment of the occupier's residential amenities.

For these reasons, the development fails to secure a good standard of amenity for existing and future occupants contrary to the above-mentioned national and local plan policies.

<a href="#">22/00090/LBC</a> Refusal - Listed Building Consent 04.05.2022 Delegated Decision	Mr Andrew Wells - Harwich Town Council	Proposed installation of 1no. new pendant light in building lobby.	The Guildhall 11 Church Street Harwich Essex CO12 3DS
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01 Section 66(1) of the Planning (Listed Buildings and Conservation Areas) Act imposes a statutory duty on the Local Planning Authority to have special regard to the desirability of preserving a listed building or its setting or any features of special architectural or historic interest.

Paragraph 199 of the Framework states that when considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to the assets conservation. This is irrespective of whether any potential harm amounts to substantial harm, totally loss or less than substantial harm to its significance. Paragraph 200 of the Framework states that any harm to, or loss of, the significance of a designated heritage asset should require clear and convincing justification. Paragraph 202 of the Framework adds that where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal, including securing its optimum viable use.

Paragraph 194 of the National Planning Policy Framework ("the Framework") requires applicants to describe the significance of any heritage assets affected. This requirement is reflected by Policy PPL9 of the Tendring District Council Local Plan 2013-2033. The policy also confirms that the development should be of a scale, design and use that respects the listed building and its setting.

The proposal includes the use of white PVC box trunking to the underside of the ceiling. Although this system has already being used in the past to upgrade the fire alarm system, this is considered to be an unsympathetic addition to the historic asset. Any trunking in this historic

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hallway will detract from the architectural interest of this principal space. It is therefore considered that the proposed works would cause harm to the historic fabric and character of the Listed Building, and the proposal is therefore contrary to local and national policy.

<a href="#"><u>22/00320/FULH</u></a> <a href="#"><u>H</u></a> Approval - Full 04.05.2022 Delegated Decision	Mr David Watkins	Proposed vehicle crossing to include 4No dropped kerbs and 2No ramp kerbs.	105 Fronks Road Dovercourt Harwich Essex CO12 4EG
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

02 The development hereby permitted shall be carried out in accordance with the following approved plan:

Block Plan (1:500) - Scanned 14th March 2022

Reason - For the avoidance of doubt and in the interests of proper planning.

03 The vehicular access shall be constructed at right angles to the highway boundary and to the existing carriageway. The width of the access at its junction with the highway shall not be less than 3 metres, shall be retained at that width for 6 metres within the site and shall be provided with an appropriate dropped kerb vehicular crossing of the footway.

Reason - To ensure that vehicles can enter and leave the highway in a controlled manner in the interest of highway safety.

04 No unbound material shall be used in the surface treatment of the vehicular access within 6 metres of the highway boundary.

Reason: To avoid displacement of loose material onto the highway in the interests of highway safety.

<a href="#"><u>22/00349/FULH</u></a> <a href="#"><u>H</u></a> Approval - Full 03.05.2022	Mr and Mrs Semple	Proposed two storey side extension to form study and bedroom. First floor extension to existing bedroom and creation of bath/WC.	15 Richmond Crescent Dovercourt Harwich Essex CO12 3TP
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01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990,

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as amended by the Planning and Compulsory Purchase Act 2004.

- 02 The development hereby permitted shall be carried out in accordance with the following approved plan; Drawing No. 15/RCD/2

Reason - For the avoidance of doubt and in the interests of proper planning.

<a href="#">22/00435/FULH H</a> Approval - Full 04.05.2022 Delegated Decision	Mrs Gemma Smith	Proposed two storey rear extension. (Variation of application 21/01498/FULHH).	39 Parkeston Road Dovercourt Harwich Essex CO12 4HF
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- 01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

- 02 The development hereby permitted shall be carried out in accordance with the following approved plan 1683 and 1683A.

Reason - For the avoidance of doubt and in the interests of proper planning.

- 03 Notwithstanding the provisions of Article 3, Schedule 2, Part 1 of the Town and Country Planning (General Permitted Development) Order 2015 (or any Order revoking and re-enacting that Order with or without modification), the new windows to the first floor side elevations of the proposal and existing house, apart from the high level window, shall be glazed in obscure glass before the development hereby permitted is first occupied and shall thereafter be permanently retained in this approved form.

Reason - To protect the privacy and amenities of the occupiers of adjoining property.

#### **Lawford Parish Council**

***No determinations***

#### **Little Bentley Parish Council**

***No determinations***

#### **Little Bromley Parish Council**

***No determinations***

#### **Little Clacton Parish Council**

***No determinations***

#### **Little Oakley Parish Council**

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**No determinations**

**Manningtree Town Council**

<a href="#">22/00516/LBDIS C</a> Approval - Discharge of Condition 03.05.2022 Delegated Decision	<i>Dr and Mrs Bettle</i>	<i>Discharge of condition 4 (Materials) of approved application 19/00317/LBC.</i>	<i>18 High Street Manningtree Essex CO11 1AD</i>
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**Mistley Parish Council**

<a href="#">22/00575/TCA</a> Approval - Full 04.05.2022 Delegated Decision	<i>Mr Robin Mills - Mistley Cricket Club</i>	<i>3 No. Oak - Crown Lift.</i>	<i>Welcome Home Field Mistley Cricket Club New Road Mistley Essex CO11 1ER</i>
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**Ramsey & Parkeston Parish Council**

<a href="#">22/00581/AGRIC</a> Determination prior approval not reqred 04.05.2022 Delegated Decision	<i>Mr Charles Hutley</i>	<i>Proposed erection of agricultural steel frame building for storage of grain and machinery.</i>	<i>Home Farm Wrabness Road Ramsey Harwich Essex CO12 5NH</i>
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- 01 The development must not begin before the receipt by the applicant from the local planning authority of a written notice of their determination that such prior approval is not required.
- 02 The development must, except to the extent that the local planning authority otherwise agree in writing, be carried out where prior approval is not required, in accordance with the details submitted with the application.
- 03 The development must be carried out where approval has been given by the local planning authority, within a period of 5 years from the date on which approval was given.

**St Osyth Parish Council**

**No determinations**

**Tendring Parish Council**

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**No determinations**

**Thorpe-le-Soken Parish Council**

**No determinations**

**Thorrington Parish Council**

**No determinations**

**Weeley Parish Council**

<a href="#"><u>22/00299/FUL</u></a> Refusal - Full 04.05.2022 Delegated Decision	Harry Wenden, Emily Crave, Hannah Craven and John Philips	Proposed one detached house.	Weeley House 70 The Street Weeley Clacton On Sea Essex CO16 9HJ
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- 01 Paragraph 130 of the National Planning Policy Framework states that developments are visually attractive as a result of good architecture, are sympathetic to local character, and establish or maintain a strong sense of place.

Adopted Policy SP7 of the 2013-33 Local Plan seeks high standards of urban and architectural design which responds positively to local character and context. Policies SPL3 and LP4 of Section 2 of the 2013-33 Local Plan also require, amongst other things, that developments deliver new dwellings that are designed to high standards and which, together with a well-considered site layout, create a unique sense of place. Paragraph 130 of the Framework requires that developments are visually attractive as a result of good architecture, are sympathetic to local character, and establish or maintain a strong sense of place. Furthermore, Policy PPL3 of Section 2 of the Tendring District Local Plan 2013-2033 and Beyond seek to ensure that development is appropriate in its locality and does not harm the appearance of the landscape.

The development would take direct access from and front onto the B1441 (Weeley Bypass). Within paragraph 5 of relevant appeal decision reference APP/P1560/W/17/3192362, the appointed Planning Inspector states that 'I understand that The Street is characterised by frontage development. There are cul de sacs and other roads from it which also contain frontage buildings. By contrast the appeal site would be formed from part of the rear garden of Weeley House. This would give it a frontage to the Weeley bypass (B1441). There are no other plots where dwellings that front onto the bypass. The character of the area is rear garden fences and footpath and verge associated with the road'. Furthermore the Inspector state 'I appreciate that the rear of the houses are glimpsed but there is not a strong road frontage of dwellings'. The Inspector ultimately concluded that the proposal 'would not have any physical or visual affinity with the existing character and would appear out of place. This is not something that landscaping would change'.

It is noted that the appeal decision refers to two new dwellings however the siting and access remains in a similar position to the current live application which also fronts Weeley Bypass - as such, these elements are the similar to the appeal scheme and therefore comparable. The scheme will remain at odds with the character of the area as it would not have any physical or visual affinity with the existing character and would continue to appear out of place.

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The proposal is therefore contrary to the aims of the afore-mentioned national and local policies.

- 02 Under the Habitats Regulations, a development which is likely to have a significant effect or an adverse effect (alone or in combination) on a European designated site must provide mitigation or otherwise must satisfy the tests of demonstrating 'no alternatives' and 'reasons of overriding public interest'. There is no precedent for a residential development meeting those tests, which means that all residential development must provide mitigation. The contribution is secured by unilateral undertaking.

This residential development lies within the Zone of Influence. The site is not within or directly adjacent to one of the European designated sites, but is sited approximately 4.7 km way from Hamford Water RAMSAR Site and SPA.. In accordance with Natural England's advice there is no requirement to consult them due to the specified mitigation. New housing development within the Zol would be likely to increase the number of recreational visitors to the Hamford Water, and in combination with other developments it is likely that the proposal would have significant effects on the designated site. Mitigation measures must therefore be secured prior to occupation.

In the absence of a unilateral undertaking in accordance with the Essex Coast Recreational Disturbance Avoidance and Mitigation Strategy SPD, the Council cannot be certain that the proposal would not harm habitat sites of ecological interest. The proposal is therefore contrary to adopted Policy SP2 and Section 15 of the National Planning Policy Framework.

<a href="#"><u>22/00341/FULH</u></a> <u>H</u> Approval - Full 03.05.2022 Delegated Decision	Mr Malt	Proposed extension of existing garage to form granny annexe.	Emma Dawn Thorpe Road Weeley Clacton On Sea Essex CO16 9JH
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- 01 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason - To comply with the requirements of Section 91 of the Town and Country Planning Act 1990, as amended by the Planning and Compulsory Purchase Act 2004.

- 02 The development hereby permitted shall be carried out in accordance with the following approved plans: EDW/1; received 23rd February 2022.

Reason - For the avoidance of doubt and in the interests of proper planning.

### **Wix Parish Council**

**No determinations**

### **Wrabness Parish Council**

**No determinations**