

Development Committee – 21 July 2016

Minutes of the meeting of the Development Committee held on **21 July 2016** when there were present:-

Chairman: Cllr M R Carter
Vice-Chairman: Cllr J D Griffin

Cllr C I Black	Cllr T E Mountain
Cllr N J Hookway	Cllr J E Newport
Cllr G J Ioannou	Cllr Mrs L Shaw
Cllr Mrs C M Mason	Cllr M J Steptoe
Cllr D Merrick	Cllr S A Wilson

APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllr R Milne.

SUBSTITUTE MEMBERS

Cllr Mrs J R Gooding – for Cllr R Milne

NON-MEMBERS ATTENDING

Cllrs J C Burton, Mrs T R Hughes and C M Stanley.

OFFICERS PRESENT

A Law	- Assistant Director, Legal Services
M Stranks	- Team Leader (Area Team North)
E Thorogood	- Senior Planner
M Pinnington	- Trainee Solicitor
S Worthington	- Committee Administrator

170 MINUTES

The Minutes of the meeting held on 30 June 2016 were approved as a correct record and signed by the Chairman.

171 16/00062/FUL – STAR LANE BRICK WORKS, STAR LANE, GREAT WAKERING

The Committee considered an application for the re-design of plots 4-13 (from approval 12/00252/FUL) to accommodate requirements for a pumping station.

Members considered that there were a number of items that required further clarification, which made it difficult for them to determine the application. They considered that the application should be deferred to allow time for the following issues to be addressed, in consultation with Ward Members:-

- Clarification around the location of affordable housing within the site;

- Clarification as to the reasons for the proposed location of the pumping station and timescale for this to be built in relation to the rest of the proposed development;
- Further work to be done to ensure that wheeled bins are located to the rear of properties, with proper access to collection points;
- Clarification around how the current shortfall in space standards compares to any shortfall in the previously approved application and an assessment made as to whether these can be improved; and
- Clarification as to whether the proposed garden sizes conform to the Council's minimum standards.

Resolved

That the application be deferred to a future meeting of the Committee. (MD)

172 16/00323/FUL – 31 HIGH STREET, RAYLEIGH

(**Note:** Cllrs J C Burton and J E Newport each declared a non-pecuniary interest in this item by virtue of membership of Rayleigh Town Council.)

The Committee considered an application for the installation of a roller grille to enclose the entrance to the shop at 31 High Street, Rayleigh, which had been referred from the Weekly List by Cllr C M Stanley.

Resolved

That the application be approved, subject to the following conditions:-

- (1) The development hereby permitted shall be begun before the expiration of three years from the date of this permission.
- (2) No development shall commence, before details of the proposed materials to be used in the development have been submitted to and approved in writing by the Local Planning Authority. Such materials as may be agreed in writing by the Local Planning Authority, shall be those used in the development hereby permitted.
- (3) Prior to first use, the materials to be used in the construction of the roller grille hereby permitted shall be painted white in order to harmonize with the existing finish and treatment of the existing shopfront, blending more closely with other white-painted features on the building. (MD)

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The meeting closed at 9.00 pm.

Chairman

Date

If you would like these minutes in large print, Braille or another language please contact 01702 318111.