

Elsenham Parish Council

Planning Committee Meeting.

To be held on Monday 24 February 2020

At 9.10am, Upstairs, Old Frank's

All meetings are open to the public and press.

AGENDA

- 1. Apologies for absence.**
- 2. Declaration of Interests.**
- 3. Open to the public.**
- 4. Approval of the minutes of the meeting held on 3 February 2020.**
- 5. To discuss and agree a response to the following planning application:**

UTT/20/0285/HHF Demolition of existing detached garage and erection of attached double storey garage with Home Office/Gym over. The Hollies Station Road
Deadline: 4 March 2020
- 6. Crest Nicholson - Allotments**

See report by Allotments Working Group, 12 February
See also e-mail from Cllr Lees, 14 February
- 7. David Wilson Homes**

Carried over from the Planning Committee meeting held on 3 February 2020
LJ had sent two emails to Nockolds Solicitors, asking for an update on the land transfer. No reply has been received.

LJ had sent Nockolds Solicitors details to DWH's solicitor.

There had been no correspondence from PL as to when the maintenance contribution monies will be transferred to EPC.
- 8. UTT/19/0462 - Bovis Homes.**

Carried over from the Planning Committee meeting held on 6 January 2020
EPC had sent an email to Nigel Brown and Madeleine Jones on 29 November 2019, requesting details of the Section 106 agreement and asking if they would forward any draft agreement that had been made to date. EPC also requested four additional items to be added to the Section 106. No reply has been received, LJ to chase.

Carried over from the Planning Committee meeting held on 3 February 2020
LJ had sent a reminder, still had not received a reply. LJ to ask PL if she could help with finding the answers to these questions.

9. **Fairfield UTT/17/3573**
 Appeal documents lodged for Appeal by Inquiry
 Appeal to be heard at UDC offices, 28 April - 1 May
 Deadline for further submissions to Planning Inspectorate was 18 February 2020

Carried over from the Planning Committee meeting held on 3 February 2020
 Highways have now submitted a response to the application.
 GM is to make a written response.
 GM and PJ to attend the appeal meeting, GM may decide to speak.
10. **Rush Lane UTT/19/0437**
Carried over from the Planning Committee meeting held on 3 February 2020
 Appeal documents have been lodged. Since the Inspector's letter refusing the Local Plan, the applicant has asked for the appeal to be by Inquiry rather than by a Hearing. UDC are going to defend this application and have engaged Alison Hutchinson and are considering engaging a Barrister.
 All members agreed that as UDC are to defend this application, it would not be necessary for EPC to engage the services of a planning consultant.
11. **Community Hall construction management.**
 Meeting of Community Hall Working Group pending, 9:15, 26 February
 See Minutes of Planning Committee 3 February, 12.
12. **UTT/19/2545/FUL Crossways, Station Road, Elsenham**
 Application refused at UDC Planning Committee meeting, 18 December 2019.
 Appeal lodged, 14 January, by written representations.
 EPC should insist that the Inspector has access to the site, re the ditch
13. **Planning queries**
 Reply received from Cllr Evans, 13 January
 Letter sent in reply as drafted 6 February together with the attachment.
14. **Local Plan.**
 Inspectors' letter, 10 January, rejects UDC's strategy of three new Local Communities
 UDC have not published a reply.
 Note that Phase 2 Public Hearings have not been held.
15. **UTT/19/2266 - Gladman, up to 220 dwellings, North of Bedwell Road.**
 Letter received 8 February re the possibility of a public meeting.
 Reply sent as draft of 11 February
16. **UTT/19/2470/OP | Outline application with all matters reserved except access for residential development of up to 99 no. dwellings including points of access of Stansted Road and Isabel Drive. | Land to The West of Isabel Drive Elsenham.**
 Representation from Geoff Gardner and Bruce Bamber, 9 December
 EPC Supplementary comments, 13 December
 Brief reply sent to sweetener attempt, 27 January.
17. **Invoices via Henham Parish Council from consultants**

- 18. Scrutiny Committee Questionnaire on Section 106 Agreements**
See e-mail, 6 February
- 19. UDC Planning Committee meeting.**
Next meeting: 10:00am, 18 March 2020 (note time)
- 20. Date of next meeting.**
- 21. AOB**