

PLANNING & TRANSPORT COMMITTEE**SAFFRON WALDEN TOWN COUNCIL**

MINUTES of the PLANNING & TRANSPORT COMMITTEE held in the Town Hall, Saffron Walden on **THURSDAY** 12th May 2022 at **7.30pm**

In the absence of the Chair Cllr McLellan, Deputy Chair Cllr Hawke-Smith chaired this meeting.

Councillors: Cllrs Gadd, Hawke-Smith (Chair) and Porch

Officers: Georgia Arnold, Committee Clerk

Members of the public: None

P&T 103-22	Apologies for absence Apologies were received and accepted from Cllrs de Vries, Gregory, Freeman, McLellan and Roberts
P&T 104-22	Declarations of Interest Cllr Gadd declared a generic non-pecuniary interest as a member of Essex County Council (ECC) and agenda items J and K, applications UTT/22/1221/LB and UTT/22/1221/LB as the applicant is known to him.
P&T 105-22	Minutes of Previous Meeting The minutes of the previous meeting were approved.
P&T 106-22	Public speaking time There were no public speakers.
HIGHWAYS	
P&T 107-22	Cllr Gadd provided a written report which was noted by Committee. Regarding the High Street uneven pavements and trees, Committee raised concern noting immediate action is required. The Committee Clerk explained that an application has been made to Uttlesford District Council (UDC) to remove the trees in poor condition, as suggested by Place Services but a response has not been received nor have ECC carried out their emergency works. UDC and ECC will both be chased for an update.

PLANNING APPLICATIONS	
P&T 108-22	<p>Committee considered and commented upon the following Planning Applications:</p> <p>All applications were considered against the UDC Local Plan policies dated 2005.</p>
A	<p>Conversion of buildings and demolition of buildings to allow redevelopment to provide 96 dwellings, swimming pool and changing facilities, associated recreation facilities, access and landscaping. Former Friends School Mount Pleasant Road Saffron Walden Essex CB11 4AL Planning Inspector link https://www.gov.uk/guidance/section-62a-planning-application-s62a220000002-former-friends-school-mount-pleasant-rd-saffron-walden-cb11-3eb Uttlesford District Council Link https://publicaccess.uttlesford.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=RA81H5QN01O00</p> <p>The Chair explained that this application has been submitted directly to the Planning Inspector and our response will be sent directly to PINs, not via UDC.</p> <p>It was noted that UDC considered their statutory response this week and the officers report requires some amendments and updates regarding the Neighbourhood Plan which will reach referendum this year. This was raised during the UDC meeting an an amended report should be submitted to PINS.</p> <p>Resolved: Committee resolved to oppose to the following factors: Loss of sports field sports facilities and open space. Should the application be approved suitable mitigation measures must be implemented via the S106. The loss of these facilities is contrary to the Local Plan policy LC1, detailing “<i>Development will not be permitted if it would involve the loss of sports fields or other open space for recreation, including allotments. Exceptions may be permitted if either of the following applies: a) Replacement facilities will be provided that better meet local recreational needs...</i>” Therefore, the facilities should be replaced.</p> <p>Concerns include: There is not an affordable housing provision and suitable conditions should be implemented to protect the site, which sits in a conservation area.</p>
B	<p>UTT/22/1092/HHF Proposed single storey rear extension 9 Gallows Hill Saffron Walden Essex CB11 4DA Resolved: No objections</p>
C	<p>UTT/22/1110/FUL Installation of a new needlepunch multi sports pitch and associated works Katherine Semar Junior School Ross Close Saffron Walden Essex CB11 4DU Resolved: No objections</p>
D	<p>UTT/22/1193/HHF Section 73A Retrospective application for pergola frame in front garden. 37 South Road Saffron Walden Essex CB11 3DW Resolved: No objections</p>
E	<p>UTT/22/1184/CLP Demolition of existing garden shed and erection of a single storey side extension to be used as a garden store and utility room 6 Jennings Road Saffron Walden Essex CB11 3NJ Resolved: No objections</p>

F	UTT/22/1206/HHF Proposed link extension, rear extension and conversion of garage to accommodation 69B Ross Close Saffron Walden Essex CB11 4DT Resolved: Concerns with the parking provisions, which should meet local plan policy GEN8.
G	UTT/22/1215/AV Erection of illuminated and non-illuminated signage Old English Gentleman 11 Gold Street Saffron Walden Essex CB10 1EJ Resolved: No objections
H	UTT/22/1026/HHF Part double and part single storey rear extension 80 Thaxted Road Saffron Walden Essex CB11 3AG Resolved: Concerns with the parking provisions, which should meet local plan policy GEN8.
I	UTT/22/1208/HHF Single storey side extension. Extension also wraps around front of property to create a porch. 35 Little Walden Road Saffron Walden Essex CB10 2DL Resolved: No objections
J	UTT/22/1220/HHF Removal/modification of internal partitions and ceiling, removal of a lean-to lobby extension, insertion of 3 no. conservation type rooflights and new door opening in the western elevation 50 London Road Saffron Walden Essex CB11 4ED Resolved: No objections
K	UTT/22/1221/LB Removal/modification of internal partitions and ceiling, removal of a lean-to lobby extension, insertion of 3 no. conservation type rooflights and new door opening in the western elevation 50 London Road Saffron Walden Essex CB11 4ED Resolved: No objections
P&T 109-22	Update on ongoing significant applications The Committee Clerk provided a verbal update noting: <ul style="list-style-type: none"> • Stonebond are running a public consultation regarding application UTT/17/3413/OP while preparing their detailed application. • Rosconn, UTT/21/2509/OP have submitted an appeal and SWTC with Swards End are forming a rule 6 representation. The external advisor who prepared our previous responses will prepare our statement of case.
P&T 110-22	Urgent Information Items No urgent information items were raised. The Chair passed on his thanks to Cllr Porch who will be leaving this Committee for his time and efforts and Cllr McLellan for his time as Chair.
P&T 103-22	Date and time of Next Meeting Thursday 26 th May 2022, in the Town Hall, Saffron Walden at 7.30pm

The Chairman closed the meeting at 8.25pm