

**PLANNING & TRANSPORT COMMITTEE**

**SAFFRON WALDEN TOWN COUNCIL**

MINUTES of the PLANNING & TRANSPORT COMMITTEE held in the Town Hall Saffron Walden on **THURSDAY 11<sup>th</sup> July 2024 at 7.30pm**

**Councillors:** Cllrs Curtis, Eke, Freeman, Gadd (until minute reference P&T 144-24), Hawke-Smith, McLellan (Chair), Meloy

**Officers:** Town Clerk

**Members of the public:** Resident of Gold Street and Agent of Planning Application UTT/24/1406/FUL and UTT/24/1407/LB agenda item 8

P&T 139-24	<p><b>Apologies for absence</b></p> <p>Apologies were received and accepted from Cllrs Ahmed.</p>
P&T 140-24	<p><b>Declarations of Interest</b></p> <p>Cllr Freeman declared a generic non-pecuniary interest as a member of Uttlesford District Council (UDC)</p> <p>Cllr Gadd declared a generic non-pecuniary interest as a member of Essex County Council (ECC)</p> <p>Cllr Meloy declared a generic non-pecuniary interest as a governor of St Mary’s Church in relation to agenda item 6, Catons Lane Car Park.</p>
P&T 141-24	<p><b>Public speaking time</b></p> <p>Members of the public spoke regarding application Nos UTT/24/1406/FUL and UTT/24/1407/LB - 56 - 60 High Street Saffron Walden Essex CB10 1EE, relating to the development site at High Street (Goddards Site)</p>
P&T 142-24	<p><b>Minutes of Previous Meeting 27.06.2024</b></p> <p>The minutes of the previous meeting 27.06.2024 were approved and signed by the Chair.</p>
<b>HIGHWAYS</b>	
P&T 143-24	<p>Committee received the written update provided by County Cllr Gadd, it was noted:</p> <ul style="list-style-type: none"> <li>a. ECC is due to remedy the flooding at Radwinter Road and Thaxted Road in the next few weeks, there is a blocked drain.</li> <li>b. The LHP process remains inefficient.</li> </ul> <p>Cllr Gadd left.</p>

Signed as a true and accurate record .....  
 Minutes of the Planning & Transport Committee July 2024

<p>P&amp;T 144-24</p>	<p><b>It was agreed to bring forward agenda item 8</b></p>
<p>P&amp;T 145-24</p>	<p>UTT/24/1406/FUL and UTT/24/1407/LB - 56 - 60 High Street Saffron Walden Essex CB10 1EE</p> <p>A representative of the Goddard family (developer) was present and spoke regarding the above applications noting:</p> <ul style="list-style-type: none"> <li>a. The site is in poor condition and the retail unit has moved to a new location.</li> <li>b. Concerns have been raised regarding the boundary lines. The resident present explained they are not disputing the ownership, but the plans appear to show the barn and residential property abutting to one another, which is not the case, the residential property is 3-4m away from the barn.</li> </ul> <p>The Chair summarised that the committee's original response of 'no objections' was provided in good faith, based upon the information and documents available at that time. It was acknowledged:</p> <ul style="list-style-type: none"> <li>c. UDC cannot confirm the discrepancies raised by the residents at this stage, and these will be addressed in the Planning Officer's report;</li> <li>d. Committee felt unable to make a fully informed decision given this uncertainty.</li> </ul> <p>It was resolved: To make no comments to the application because the anomalies have not been confirmed. SWTC would retain the right to respond further should additional information come to light.</p>
<p>P&amp;T 146-24</p>	<p><b>Catons Lane Car Park</b></p> <p>It was noted SWTC has entered a service level agreement with UDC regarding the maintenance of Catons Lane car park. UDC has approached SWTC with the following proposals:</p> <ul style="list-style-type: none"> <li>a. In Great Dunmow UDC run a permit scheme allowing school parents to park their car at the following times : 8.30am to 9.30am and 3.00pm to 4.00pm on term time school days. The number of permits is limited and evidence needs to be provided that the applicant is a school parent. The permit cost is anticipated at circa £37.</li> </ul> <p>It was agreed to support this proposal.</p> <ul style="list-style-type: none"> <li>b. Some residents of Castle Street with parking permits have requested their permit is extended to Catons Lane (Swan Meadow is already included within the permit).</li> </ul> <p>It was noted allowing additional residents car parking contradicts promotion of sustainable transport measures and reduces car parking availability for visitors.</p> <p>It was agreed NOT to support this proposal.</p>

PLANNING APPLICATIONS	
P&T 147-24	<b>Committee considered and commented upon the following Planning Applications:</b> All applications were considered against the UDC Local Plan policies dated 2005 and the Saffron Walden Neighbourhood Plan.
A	<a href="#">UTT/24/1570/DOC</a>   Application to discharge condition 19 (access) attached to UTT/23/1853/FUL   Friends School Mount Pleasant Road Saffron Walden Essex CB11 3NY <b>Resolved</b> no objections
B	<a href="#">UTT/24/1537/DOC</a>   Application to part discharge condition 19 (building façade, glazing and ventilation elements) to the Churchill retirement component only attached to UTT/20/2007/FUL   Land South Of Radwinter Road (former Printpack Site) Saffron Walden <b>Resolved</b> no objections
C	<a href="#">UTT/24/1525/HHF</a>   Single storey rear extension   103 Rowntree Way Saffron Walden Essex CB11 4BY <b>Resolved</b> no objections
D	<a href="#">UTT/24/1514/HHF</a>   Demolition of existing side conservatory and proposal of two storey side extension, new front dormer gables, and changes to external material with internal remodelling.   13 Longhedges Saffron Walden Essex CB11 3HN <b>Resolved</b> no objections
E	<a href="#">UTT/24/1607/HHF</a>   First floor side and single storey rear extensions. Boarding to first floor.   25B Beeches Close Saffron Walden CB11 4BU <b>Resolved</b> no objections
F	<a href="#">UTT/24/1644/DOC</a>   Application to discharge condition 4 (construction details) attached to UTT/23/2736/HHF   34 South Road Saffron Walden Essex CB11 3DN <b>Resolved</b> no objections
G	<a href="#">UTT/24/1637/NMA</a>   Non Material Amendment to UTT/24/0545/HHF - external finishes to be amended and the approved roof light to be removed from the scheme   14 Landscape View Saffron Walden Essex CB11 4AU <b>Resolved</b> no objections
H	<a href="#">UTT/24/1485/HHF</a>   Installation of 5 solar panels on front west section of main roof. We are aware of solar panels already installed in the Conservation Area. Eg 1a London Road   15 Audley Road Saffron Walden Essex CB11 3HW <b>Resolved</b> no objections
P&T 148-24	<b>License Application – The Piano Bistro, 12 Market Row, Saffron Walden</b> Committee resolved no objections for the above application for the sale of alcohol, details available at <a href="https://www.uttlesford.gov.uk/comment-on-a-premises-licence-application">https://www.uttlesford.gov.uk/comment-on-a-premises-licence-application</a>
P&T 149-24	<b>Update on ongoing significant applications</b> It was noted the regulation 19 local plan has been published and SWTC will respond, this was delegated to the Chair, Deputy Chair, Town Clerk and Deputy Clerk.
P&T 150-24	<b>Urgent Information Items</b> No urgent information items raised.

The Chairman closed the meeting at 9.15pm

Signed as a true and accurate record .....  
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