



Wivenhoe Town Council

MINUTES of the Planning Committee Meeting held on Tuesday 7 February 2023 at 7.30pm **Chair Approved**

Present: Cllr Read (Chair), Cllr Boughton, Cllr Burke, Cllr Aldis, Cllr Andrew and Mandy Smart (Admin)

Public Questions: None

PART A

P.02.23.001 Apologies for absence: Cllr Luxford-Vaughan and Cllr Kane

P.02.23.002 Declarations of interest: Cllr Burke – Planning Application 4f 230177. Cllr Andrews – WNP Review Croquet Gardens Development

P.02.23.003 Minutes of the last meeting: The minutes of the meeting held on Tuesday 10 January 2023 were proposed by Cllr Burke, seconded by Cllr Aldis and approved as an accurate record of proceedings.

P.02.23.004 Planning Applications: The Committee considered the following planning applications:

4a	Reference	223148
	Registered	20/01/2023
	Development	Retrospective planning permission for a drop kerb
	Address	18 The Avenue, Wivenhoe Essex CO7 9AH
	WTC Comment	No comment

4b	Reference	230008
	Registered	04/01/2023
	Development	Loft extension and modification to existing bedroom (resubmission)
	Address	13 Spindrifft Way, Wivenhoe Essex CO7 9GW
	WTC Comment	WTC finds that the application plans are poor and not to the standard expected. We request that the

		covenant on the original development is checked and also that views of neighbours are considered.
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4c	Reference	230052
	Registered	10/01/2023
	Development	Single storey rear / side extension
	Address	19 Woodland Way, Wivenhoe Essex CO7 9AT
	WTC Comment	No comment

4d	Reference	222906
	Registered	12/01/2023
	Development	Application for a lawful development certificate for existing to confirm I bought 3 Clifton Terrace in 1981. It was already divided into two flats Front flat consisted of the downstairs front room, the kitchen, and all of upstairs, a sitting room, a bedroom
	Address	3 Clifton Terrace, Wivenhoe Essex CO7 9DZ
	WTC Comment	No comment

4e	Reference	223064
	Registered	27/01/2023
	Development	Demolition of existing single storey rear extension and construction of new pitched roof single storey rear extension across full width of rear elevation. Adaptions to existing side passage and convert existing side rooms from store to WC and bathroom
	Address	4 Britannia Crescent, Wivenhoe Essex CO7 9PE
	WTC Comment	WTC finds that the drawings are sub standard therefore we would be unable to work out the 45 degree angle from the neighbouring property because the plan doesn't say how big the extension is. There needs to be measurements. We also request that the views of neighbours are considered.

4f	Reference	230177
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	Registered	30/01/2023
	Development	Proposed Installation of 2 No. new Timber Sash windows in gable wall at Ground Floor Level. Proposed removal of existing Timber Sash window in rear elevation and replaced by new larger timber Sash Window
	Address	6 Cooks Crescent, Wivenhoe Colchester CO7 9FJ
	WTC Comment	No comment.

4g	Reference	230159- Certificate of Lawful Use- Existing
	Registered	03/02/2023
	Development	Application for a lawful development certificate for existing studio for personal use ancillary to and within the curtilage of owner's dwelling house
	Address	Whitesands, Keelars Lane, Wivenhoe Essex CO7 9LA
	WTC Comment	WTC wishes to make sure that the building is in the village envelope.

P.02.23.005 Planning Decisions: The committee acknowledged the following Planning Decisions:

- 222596
- 222866
- 222899
- 222972

P.02.23.006 TCBGC Update: Cllr Aldis reported to the committee and an in-depth discussion followed on the impact to the land to the south of the A133. It was agreed that representations at the final meeting to be held at the end of February will be made by Cllr Aldis, Boughton and Andrews on behalf of WTC. Cllr Aldis to confirm date, time, and venue of final meeting.

P.02.23.007 WNP Review: Cllr Burke reported to the committee that she is continuing to work on the review with Cllr Evans working on biodiversity. A discussion followed on the recent clearance of vegetation on land to the rear of Croquet Gardens. A request was made that the Town Clerk invites the consortium that owns the land to a mutually convenient future WTC planning meeting to discuss their plans going forward, preferably before their planning application is submitted to Colchester City Council.

P.02.23.008 Wivenhoe Town Council Strategy: How to influence planning decisions. The committee agreed that they will continue to keep up to date on planning issues and research decisions which can affect planning applications in Wivenhoe.

P.02.23.009 Leisure and Community Services SPD: The previously circulated monthly report was considered.

P.02.23.010 Date and time of next meeting: It was agreed that the next meeting will be held on Tuesday 7 March 2023 at 7.30pm

P.02.23.011 Exclusion of press and public: In accordance with Paragraph 1 (2) of The Public Bodies (Admission to Meetings) Act 1960, the Council is invited to consider if the press and public should be excluded from the meeting during the consideration of the following item(s) owing to the confidential nature of the business

The Chair closed the meeting at 20.45pm

PART B

None